

Residential site adjacent to
33 Ballydrain Road, Comber BT23 5SS

offers around £245,000



The Agent's Perspective...

"This is a superb and rare chance to purchase a residential site in the heart of the rolling County Down countryside.

Extending to approximately 0.7 acre, the site is gently sloping to offer views over the Comber River and its estuaries to the Scrabo hills with its distinctive landmark tower and Strangford Lough.

Planning permission was passed in August 2024 under reference LA06/2024/0373/O giving up to five years for reserved matters to be submitted for full planning permission to be obtained.

Access is by right of way from a private laneway (which is mostly concreted) and set back from the road. We understand main services are readily available.

A most attractive opportunity"

The facts you need to know...

Most attractive residential building site
c.0.7 acres

Gently sloping site with views over
Comber River to Scrabo Tower and
Strangford Lough

Very convenient location with rural
surroundings

Outline planning permission passed
August 2024 under reference
LA06/2024/0373/O

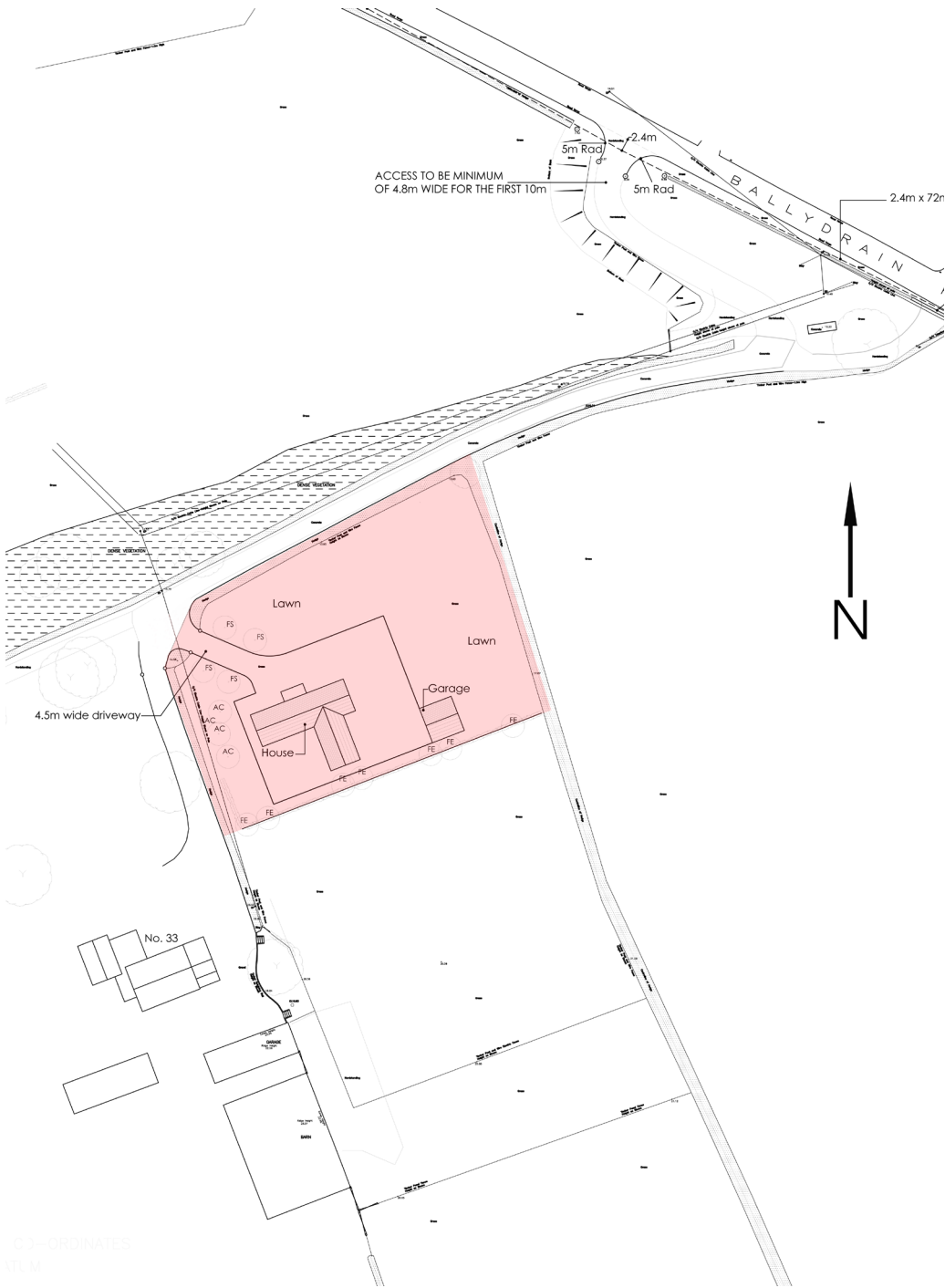
Services readily available

Close to Strangford Lough Yacht Club
and Down Cruising Club. Scrabo,
Clandeboye, Castlereagh Hills Golf Clubs
are also nearby.

Many restaurants nearby including Balloo
House, Overwood, Daft Eddies, Poachers
Pocket, the TT and others.

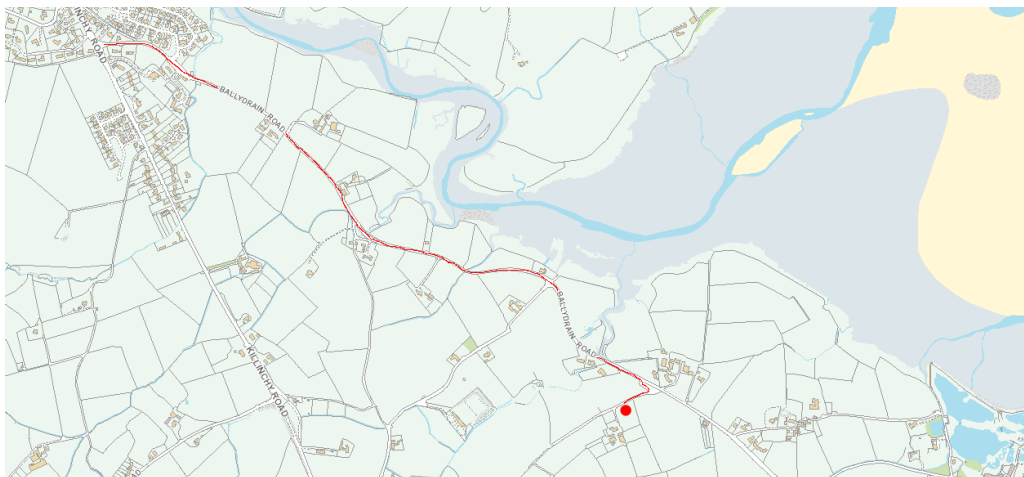


NOTE: ALL DRAWINGS, MAPS AND ILLUSTRATIONS ARE FOR IDENTIFICATION ONLY AND ARE NOT TO BE CONSIDERED PART OF ANY SALE, LEASE OR CONTRACT. NOT TO SCALE.



CJ-ORDINATES
ITL M

Heading from Comber turn left down Ballydrain Road for 1.5 miles and the site is on the right hand side just past Ballygraftan Road.



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