



99 DEMESNE ROAD

Hollywood BT18 9EY

Offers Around

£475,000

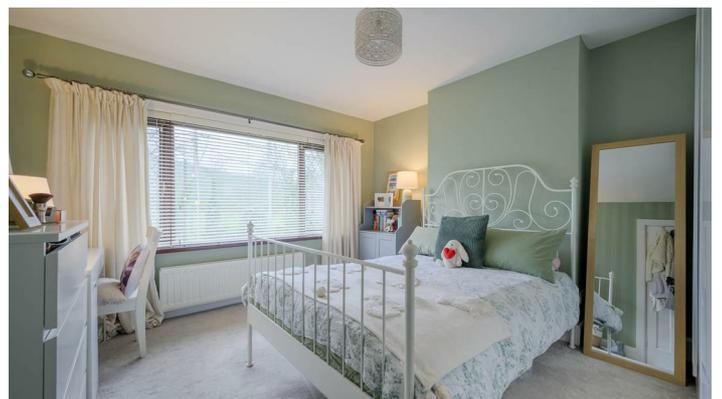


SEMI-DETACHED | 3  | 2  | 2 

99 Demesne Road is an impressive semi-detached period home located along the highly sought-after Demesne Road. The property benefits from spacious living areas that provide a practical layout for modern family life. With well-proportioned reception rooms, a bright kitchen space and flexible accommodation throughout. Externally, there is generous driveway parking to the front and side, along with enclosed rear gardens laid in lawn with patio areas.

KEY FEATURES

- Attractive semi-detached period home in the highly sought-after Demesne Road area of Holywood
- Enjoys a mature outlook to the front over Holywood Golf Course and towards Redburn Forest Park
- Lovingly maintained and thoughtfully updated throughout the years
- Excellent family home offering generous and versatile accommodation
- Spacious reception rooms providing comfortable living and entertaining space
- Well-appointed kitchen with practical layout and good connectivity to the rear garden
- Principal bedroom with ample space and en suite facilities
- Two further well-proportioned bedrooms suitable for family, guests or home working
- Spacious family bathroom serving the main bedroom accommodation
- Former garage converted into a versatile studio space — ideal as a home office, gym or guest accommodation
- Generous driveway parking to the front and side of the property
- Enclosed rear garden laid in lawn with patio areas, ideal for children and outdoor entertaining
- Walking distance to Holywood town centre with its wide range of shops, cafés and local amenities
- Close to excellent schools, parks and recreational facilities



ROOM DETAILS

ENTRANCE

Covered Entrance Porch

GROUND FLOOR

Spacious Reception Hall

Ground Floor WC

Lounge

12'9 x 12'5

Extended Drawing

Room/Living Room

20'4 x 12'9

Kitchen

20'5 x 8'

FIRST FLOOR

Landing

Principal Bedroom

15'9 x 13'7

En Suite Shower Room

7'9 x 6'6

Bedroom Two

12'9 x 12'4

Bedroom Three

7'11 x 6'11

Bathroom

13'7 x 7'4

Roofspace

OUTSIDE

Studio Apartment

15'11 x 8'6

Shower Room

8'4 x 5'11

Parking and Gardens

AML



DIRECTIONS

Travelling on Demesne Road towards Jacksons Road number 99 Demesne Road is on your right hand side.



THE LOCAL AREA

A welcoming seaside town just five miles from Belfast, full of charm and community spirit. Stroll along the main street's cafés, boutiques, and family-run restaurants. With great schools, coastal paths, and nearby golf clubs, there's something for everyone. Beautiful homes, sea views, and a relaxed pace make Holywood a wonderful place to live.



Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B			
(69-80) C		73	77
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
Northern Ireland		EU Directive 2002/91/EC	

OUR BRANCHES

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