



# 4 RATHMOYLE PARK

Seahill, BT18 0DT

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*Offers around* **£399,950**



DETACHED BUNGALOW | 3  | 1  | 2 

4 Rathmoyle Park is a beautifully presented detached bungalow set in a quiet cul-de-sac within the highly sought-after Seahill area of Holywood. This exceptional home offers a rare combination of a peaceful coastal lifestyle

## KEY FEATURES

- Detached Bungalow
- Exceptional Views Across Belfast Lough to the Antrim Hills
- Located Within The Popular Seahill Area
- Living Room With Views to Rear
- Dining Room
- Fitted kitchen with a range of integrated appliances
- Three Well Proportioned Bedrooms
- Family Shower Room
- Separate WC
- Roofspace
- Driveway With Parking to Front
- Generous Rear Garden Fully Enclosed And Private With Patio Area And Garden With Beautiful Views To Belfast Lough and The Antrim Hills Perfect For Enjoying Summer Evenings And For Children At Play





## ROOM DETAILS

### Ground Floor

- Spacious Reception Hall
- Living Room  
17'7" x 11'6"
- Dining Room  
10'11" x 7'8"
- Oak uPVC Double Glazed Conservatory  
12'6" x 17'3"
- Kitchen  
10'11" x 6'10"

### Ground Floor

- Bedroom One  
10'11" x 10'11"
- Bedroom Two  
11'11" x 8'10"
- Bedroom Three  
11'0" x 5'11"
- Shower Room  
5'3" x 7'7"
- Seperate WC
- Roofspace

### Outside

- Garage  
17'7" x 10'11"
- Low maintenance front gardens laid in paving, loose pebbled areas, mature shrubs and planting, bounded by fencing and hedging, soffits and front fascia panelling, landscaped and easily maintained to rear, laid in stone paving, landscaped patio areas, covered composite decking, ideal spot for evening sunsets, barbecue area and mature gardens laid in loose pebbles with railway sleepers, mature shrubs, mature planting, excellent views to Belfast Lough and the Antrim Hills, outside water tap, greenhouse.



To View Floor Plans  
scan QR code below





## DIRECTIONS

*Travelling along the main dual carriageway from Holywood, in the direction of Bangor; turn left at the traffic lights into Seahill Road. Continue to the bottom of Seahill Road and take the last turning on the left. Rathmoyle Park is the third road on the right and No.4 is on the left hand side.*



## THE LOCAL AREA

*Holywood, named Best Place to Live in Northern Ireland 2023 by the Sunday Times, is located conveniently close to Belfast on the coast of North Down. Holywood is known for its beautiful beaches, trendy cafés and for being a foodie heaven! Holywood is home to many leading secondary and primary schools.*

ENERGY EFFICIENCY RATING		
Very energy efficient – lower running costs		
92+	A	
81-91	B	
69-80	C	
55-68	D	
39-54	E	
21-38	F	
1-20	G	
NOT energy efficient – higher running costs		
	CURRENT	POTENTIAL
	72	72

Scan QR Code to view floor plans and to arrange a viewing.



## OUR BRANCHES

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