



27 BALLYMARTIN ROAD

Killinchy BT23 6QR

Offers Over
£825,000



HOUSE -
DETACHED
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KEY FEATURES

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ROOM DETAILS

Reception Hall

23'4" x 18'7"

Paved Patio

Kitchen

15'10" x 28'4"

Dining/Living Space

13'6" x 11'5"

Utility/Boot Room

9'11" x 6'6"

Cloaks Cupboard/Plant Room

Oak Tread Staircase

Bedroom Four

13'11" x 14'4"

En-suite Shower Room

8'9" x 6'6"

Oak Tread Staircase

WC

Lounge

18' x 19'1"

Front Sun Porch

Office

12'10" x 11'9"

Living Room

22'3" x 15'

First Floor Minstrel Style

Gallery Landing

Bedroom Two

13'10" x 16'4"

En-suite Wet Room

8'3" x 6'11"

Principal Bedroom

15'9" x 14'8"

En-suite Wet Room

6'9" x 7'5"

Dressing Room

Bedroom Three

10'3" x 14'10"

Bathroom

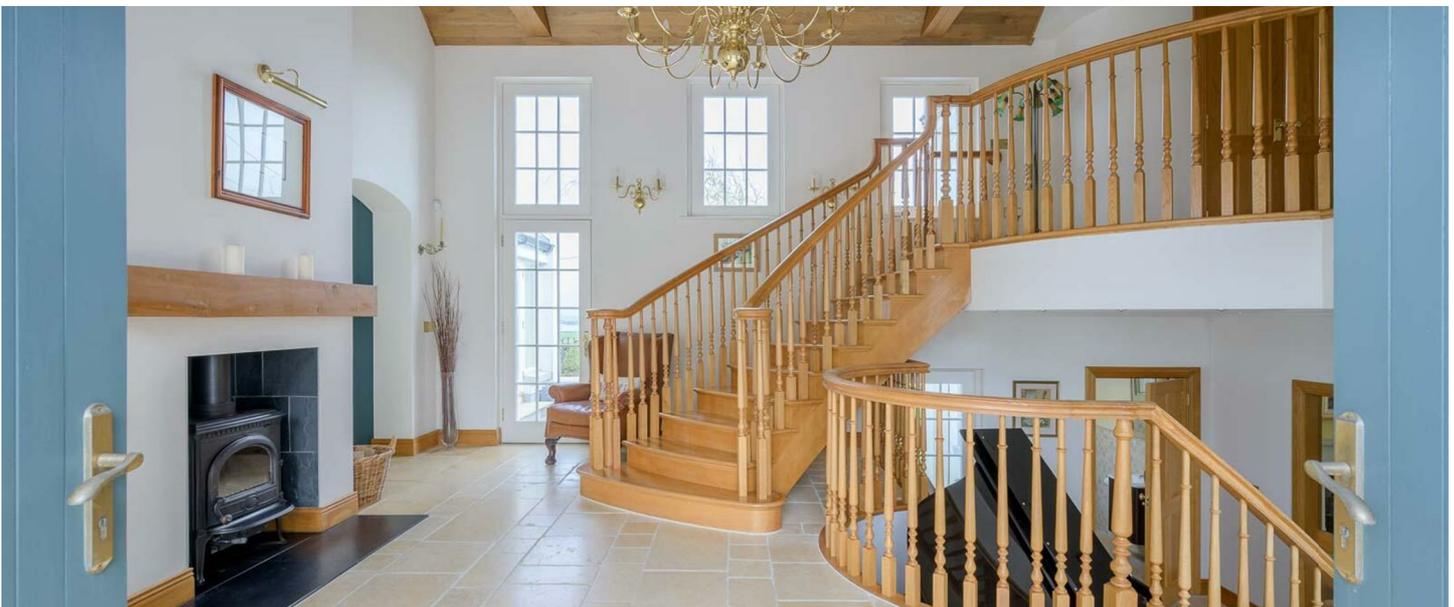
6'9" x 11'

Large Detached Garage

23'2" x 21'2"

Overhead Accomodation

23'7" x 21'2"



DIRECTIONS

From The Square in Comber, travel along Killinchy Street, 2nd exit at roundabout onto Killinchy Road and continue through Lisbane. Take a left onto Ardmillan Road then take a right onto Ballymartin Road. Number 27 will be located on the right-hand side after 0.6 miles.



THE LOCAL AREA

Killinchy village sits on a hill overlooking Strangford Lough. The nearby settlement of Balloo is treated as part of Killinchy. Sketrick Castle is located near Killinchy and is estimated to date back to the 15th century. The Annals of the Four Masters record the capture of the castle in 1470. It was intact until the end of the 19th century when a storm demolished much of it. In 1957 a stone subterranean passage was discovered.



Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus)	A		
(81-91)	B		
(69-80)	C		
(55-68)	D	73	73
(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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