



10 PIRRIE AVENUE

Comber, BT23 5ZS

Offers Over

£349,950



DETACHED

| 4  | 3  | 1 

Located within the highly regarded and much sought-after Pirrie Avenue, Comber, this exceptional detached family home was constructed in 2020 by the well-respected Lotus Homes and is finished to an excellent specification throughout. Homes within this popular development rarely come to the market, making this a superb opportunity for discerning buyers.

KEY FEATURES

Exceptional Detached Family Home Built in 2020 by Lotus Homes

Welcoming Entrance Hall with Spacious Cloaks Room

Bright Family Lounge with Feature Multi Burning Stove

Downstairs WC

Four Well Proportioned Bedrooms – Principal with Ensuite Shower Room

Contemporary Four Piece Family Bathroom

Tarmac Driveway Providing Ample Off Streetcar Parking

Fully Enclosed Rear Garden Both Laid in Lawns and Paved Patio

Gas Fired Central Heating

uPVC Double Glazing Throughout

Early Viewing Highly Recommended



ROOM DETAILS

GROUND FLOOR

Entrance Hallway

18'4" x 10'6"

Family Lounge

14'2" x 13'7"

Downstairs WC

Kitchen/Living/Dining

13'10" x 24'5"

Utility Room

5'10" x 9'11"

FIRST FLOOR

Landing

Principal Bedroom

11'5" x 12'11"

En-suite Shower Room

Bedroom Two

11'2" x 13'7"

Bedroom Three

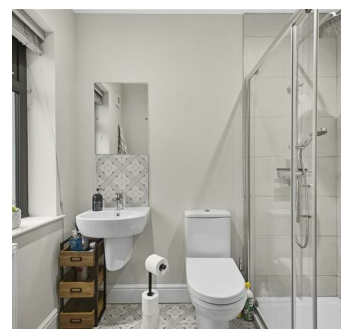
11'1" x 11'2"

Bedroom Four

8'11" x 10'6"

Family Bathroom

6'4" x 9'3"



DIRECTIONS

From Comber Square head up High Street, continue straight onto Ballygowan Road, turn left into Pirrie Avenue, number 10 will be on your left-hand side.



THE LOCAL AREA

Quaint Comber: The ‘home of great taste’ and famous potatoes! Steeped in rich history, spectacular scenery and fine cuisine, Comber is a number one place to lay your roots.

Get on your bike along the Comber Greenway, seven traffic-free miles of the National Cycle Network, taking in Stormont Estate, Scrabo Tower and more



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) 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		
Northern Ireland		EU Directive 2002/91/EC

OUR BRANCHES

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