



18 ARDVIEW PARK

Killinchy, BT23 6SR

Offers Around

£185,000



END TERRACE | 3  | 2  | 1 

Situated in the popular Ardview Park development in Killinchy, this deceptively spacious end terrace property extends to around 1500 sq. ft and offers flexible accommodation ideal for family living

KEY FEATURES

- Spacious End Terrace Property in the Heart of Killinchy
- Family Lounge with Feature Fireplace
- Fully Fitted Kitchen / Dining
- Downstairs Family Bathroom
- Second Reception – Ideal as a Downstairs Bedroom
- Three Spacious Bedrooms
- Oil Fired Central Heating
- Detached Garage
- Front and Rear Garden
- Excellent Location – With Many Nearby Amenities
- Broadband Speed – Ultra Fast!



ROOM DETAILS

GROUND FLOOR	Family Room / Downstair Bedroom (4)	Ensuite 8'6" x 13'2"
Entrance Porch		Bedroom Two 9' x 13'2"
Entrance Hall 10'11" x 3'5"	Family Bathroom 7'10" x 8'8"	Bedroom Three 8' x 13'2"
Family Lounge / Dining 12' x 14'8"	Stairs leading to 1st Floor / Landing	OUTSIDE
Kitchen / Dining 11'1" x 9'5"	FIRST FLOOR	Outside
	Bedroom One 14'8" x 13'3"	Detached Garage 13'3" x 19'10"



DIRECTIONS

From Balloo head along Beechvale Road, turn right onto Main Street, then right into Ardview Park. Number 18 will be on your left-hand side



THE LOCAL AREA

Ardview Park occupies a convenient position in the heart of Killinchy Village, close to local shops, cafes and the highly regarded Daft Eddys restaurant on Sketrick Island. The surrounding area is renowned for its stunning countryside and proximately to Strangford Lough, providing opportunities for sailing, kayaking, and scenic coastal walks.

Families will appreciate the excellent local schooling options, including Killinchy Primary School which is within walking distance from the property. Comber, Newtownards and Saintfield provide a wider selection of shops, restaurants and leisure facilities, with Belfast easily accessible for commuters.



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		
	62	74
Northern Ireland		EU Directive 2002/91/EC

OUR BRANCHES

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