



364 COMBER ROAD

Dundonald, BT16 1XB

Offers Over
£249,950



DETACHED

| 4  | 1  | 2 

Situated along the ever-popular Comber Road in Dundonald, this detached home occupies a generous, mature site, offering an excellent blend of comfortable family living and superb outdoor space - ideal for those looking a relaxed lifestyle with convenience.

KEY FEATURES

Detached Family Home Situated on The Comber Road, Dundonald

Charming Family Lounge with Feature Open Fire

Open Plan Kitchen / Dining Space with Outlook over the Mature Rear Gardens

Two Ground Floor Bedrooms

Family Shower Room

Two Additional First Floor Bedrooms

Oil Fired Central Heating

Extensive Driveway Providing Ample Off Street Carparking

Generous Plot with Private Rear Gardens and Direct Access onto Comber Greenway

Stables, Sand School with Lighting, Paddock and Sheds for Additional Storage

Close to Many Local Amenities Including The Ulster Hospital

Excellent Road and Transport Links to Belfast and Surrounding Towns



ROOM DETAILS

GROUND FLOOR

Entrance Hallway

20'8" x 5'4"

Family Lounge

20'8" x 12'4"

Kitchen/Dining

12'10" x 21'3"

Bedroom One

7'8" x 11'9"

Bedroom Two

8'7" x 11'9"

Family Shower Room

FIRST FLOOR

Landing

Bedroom Three

8'9" x 12'2"

Bedroom Four

8'9" x 12'11"

OUTSIDE

Boiler House

5'5" x 8'6"

Garage

18' x 15'9"

Dog Runs

24'3" x 12'2"

Stable A

11'11" x 9'2"

Stable B

11'11" x 9'1"

Stable C

10' x 12'7"

Stable D

10'4" x 12'7"

Storage A

8'2" x 12'7"

Storage B

8'1" x 12'7"

Storage C

7'7" x 16'11"



DIRECTIONS

From Comber travel along the A22 towards Dundonald and number 364 will be on the right-hand side.



THE LOCAL AREA

Dundonald sits in a unique position on the eastern edge of Belfast, acting as a threshold between city and countryside. While at first glance it may seem like a typical suburb, a closer look reveals layers of history, geography, infrastructure, and social development that make it an important part of the Belfast metropolitan area.



Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D		64	
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
Northern Ireland			82
			EU Directive 2002/91/EC

OUR BRANCHES

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