



121 WHITEROCK BAY

Whiterock, BT23 6QA

Offers Over
£499,950



DETACHED

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Set on an elevated and generously proportioned front-line site in the highly sought after Whiterock Bay, this attractive detached home enjoys breathtaking, uninterrupted panoramic views across Strangford Lough, offering a truly special coastal living experience.

KEY FEATURES

Detached Family Home Set on a Spacious Elevated Site on Whiterock Bay

Panoramic Breathtaking Views Overlooking Strangford Lough

Bright and Spacious Accommodation Throughout

Entrance Porch / Entrance Hallway

Family Lounge with Spectacular Views and Multi Burning Stove

Solid Wood Kitchen with Ample Dining Space and Eye-Catching Views

Three Well Proportioned Ground Floor Bedrooms, One with Contemporary Ensuite Shower Room

Additional Ground Floor Family Bathroom

Utility Room

First Floor Bedroom and Extremely Spacious Floored Attic with Excellent Potential

Oil Fired Central Heating with Grant Vortex Boiler

Attached Garage with Electric Roller Shutter Door Providing Excellent Storage Options

uPVC Gutters / Fascia and Downspouts

Early Viewing Recommended



ROOM DETAILS

GROUND FLOOR	<i>Bedroom Two</i> 11'4" x 13'	<i>Bedroom Four</i> 20'6" x 10'11"
<i>Entrance Hallway</i>	<i>Principal Bedroom</i> 11'7" x 14'8"	<i>Floored Attic</i> 10'10" x 36'1"
<i>Kitchen/Dining</i> 26'6" x 10'9"	<i>Bedroom Three</i> 10'11" x 10'5"	OUTSIDE
<i>Family Lounge</i>	<i>En-suite Shower Room</i>	<i>Attached Garage</i> 21'8" x 14'4"
<i>Utility Room</i> 7'5" x 9'4"	FIRST FLOOR	
<i>Bathroom</i> 7'5" x 7'7"	<i>Landing</i>	



DIRECTIONS

From Comber Square, head along Killinchy Street onto the A22 all the way to Balloo. Take a left onto Beechvale Road and continue through Killinchy to Whiterock. At the bottom of Whiterock Road continue round onto Whiterock Bay and number 121 is located on the left-hand side.



THE LOCAL AREA

The location is second to none, with Strangford Lough Yacht club a short stroll away, outdoor pursuits on Sketrick Island and renowned eateries including Daft Eddys nearby. The charming village of Killinchy and Comber are both within easy reach, providing excellent road and transport links to Belfast for those who need to commute. There are also several attractions nearby including Castle Espie Wetland Centre, Sketrick Castle Ruins and Nendrum Monastic site.



Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D		66	70
(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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