



59E BALLYMACREA ROAD, PORTRUSH



X 5



X 4



X 2

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			

OFFERS OVER £685,000

59E BALLYMACREA ROAD, PORTRUSH

A substantial detached home of over 3,500 sq ft, set on an elevated site with stunning coastal views, just minutes from Portrush. The ground floor offers generous living space, while the upper floor can be adapted to create additional bedrooms or living areas, ideal for modern family life. Distinctive design features add character throughout, and the layout is perfect for entertaining.

Set on a generous plot with a front garden, west-facing patio, double garage, and additional elevated land to the rear, the property enjoys panoramic views over the town, Royal Portrush Golf Club and beyond towards the Donegal headlands and the Western Isles of Scotland. Private and peaceful, yet within easy reach of beaches, schools, and local amenities. A rare opportunity to acquire a spacious coastal home with character, flexibility, and spectacular views in a highly sought-after location.

FEATURES

- Detached home extending to over 3,500 sq ft
- Elevated site with panoramic coastal views
- Oil-fired central heating and timber-framed double glazing
- Flexible layout with up to five bedrooms and multiple reception rooms
- Generous plot with west-facing patio and south-facing rear garden
- Excellent storage throughout, including garage, built in cupboards and attic areas.

ADDITIONAL INFORMATION

TENURE: Freehold

ANNUAL RATES: £4,092

SCAN THE QR CODE BELOW FOR FULL DETAILS



VIEWING & FURTHER QUERIES

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ENTRANCE PORCH

1.08 m x 1.64 m (3'7" x 5'5")
Tiled floor.

HALLWAY

Welcoming entrance full of character with feature double-height ceiling; open to the dining area.

LOUNGE

7.96 m x 4.48 m (26'1" x 14'8")
Feature full-length window to the front, capturing panoramic coastal views over Portrush; open fire set on a raised slate hearth.

LIVING ROOM

4.57 m x 3.72 m (15'0" x 12'2")
Further reception room with panoramic coastal views over Portrush.

DINING ROOM

3.48 m x 4.50 m (11'5" x 14'9")
Door to the kitchen and the rear patio area.

KITCHEN

5.92 m x 2.51 m (19'5" x 8'3")

FAMILY ROOM

5.52 m x 3.66 m (18'1" x 12'0")
Open fire on a slate hearth; solid wood floor; storage cupboard; recessed lighting; space for informal dining.

UTILITY ROOM

2.81 m x 3.68 m (9'3" x 12'1")
Range of fitted units; stainless steel sink & drainer; plumbed for washing machine; storage cupboard; oil boiler; tiled floor; part-tiled walls; door to the rear.

DOWNSTAIRS WC

0.88 m x 1.52 m (2'11" x 5'0")
Toilet; tiled floor.

REAR HALL

Feature lightwells; shelved hot press.

BEDROOM 1

6.60 m x 3.77 m (21'8" x 12'4")
Double bedroom to the front, enjoying stunning sea views; range of fitted bedroom furniture.

ENSUITE

3.56 m x 2.17 m (11'8" x 7'1")
Bath; toilet; vanity unit with wash hand basin; tiled walls; vinyl floor.

BEDROOM 2

5.46 m x 3.24 m (17'11" x 10'8")
Double bedroom to the front, enjoying stunning sea views; range of fitted bedroom furniture.

BEDROOM 3

5.46 m x 3.24 m (17'11" x 10'8")
Double bedroom to the front, enjoying stunning sea views; range of fitted bedroom furniture.

BEDROOM 4

3.58 m x 3.86 m (11'9" x 12'8")
Double bedroom to the rear; range of fitted bedroom furniture with wash hand basin.

SECOND FLOOR

LANDING

Access to the attic.

CLOAKS CUPBOARD / STORE

1.80 m x 2.75 m (5'11" x 9'0")

STUDY AREA

3.57 m x 3.23 m (11'9" x 10'7")
Ideal small workspace; access to eaves storage.

BEDROOM 5 / FLEXIBLE LIVING SPACE

4.82 m x 6.12 m (15'10" x 20'1")
A versatile room that could serve as a fifth bedroom or additional living space; access to eaves storage.

EXTERIOR

DOUBLE GARAGE

6.12 m x 5.25 m (20'1" x 17'3")
Roller doors; power & light; concrete floor.

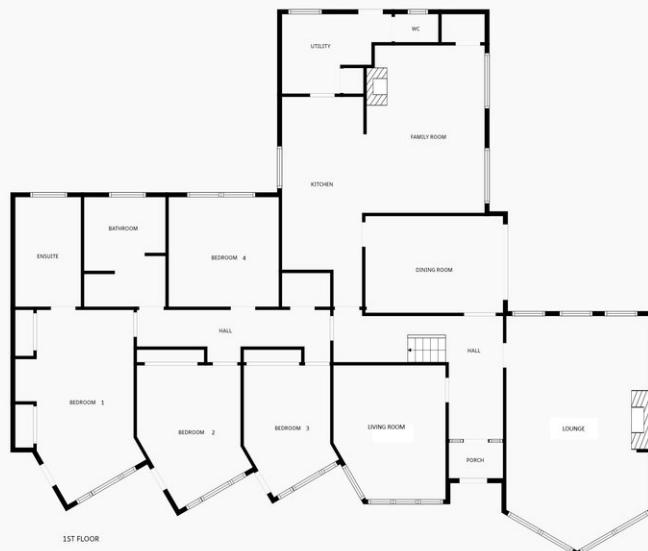
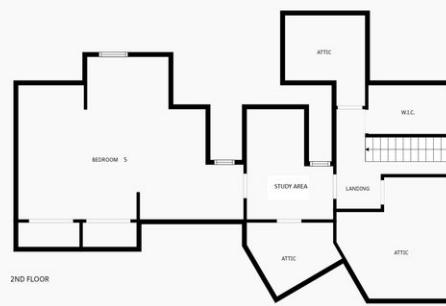
OUTSIDE FEATURES

- Front patio with uninterrupted panoramic sea views over Portrush.
- Tarmac driveway with parking for several cars.
- Front and rear gardens laid in lawn with mature landscaping.
- Private south-facing rear garden with tiled patio area.
- Additional elevated land to the rear, extending to approximately 0.5 acres.



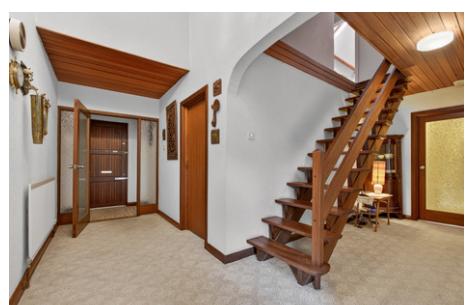
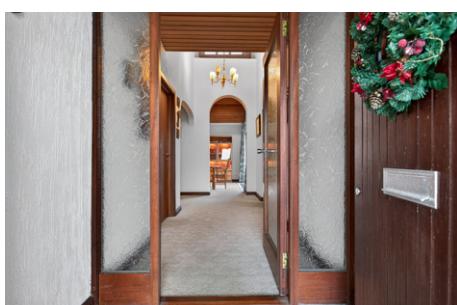
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FLOORPLAN



Information Contained Here Is Deemed Highly Reliable But Not Guaranteed As To Its Accuracy. For Your Personal Detailed Floor Plans Please Obtain Independently.

PHOTOS



PHOTOS



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