



1 APOLLO WALK, PORTRUSH



X 3



X 2



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	49	62
(21-38)	F		
(1-20)	G		
Not energy efficient - higher running costs			

OFFERS OVER £349,950

# 1 APOLLO WALK, PORTRUSH

This immaculate three-bedroom detached bungalow offers beautifully presented, versatile living space, perfectly suited for modern family life or those seeking a peaceful coastal home.

Set on a generous plot, the property boasts a spacious and welcoming interior, with well-proportioned rooms finished to a high standard throughout. A standout feature is the bright and airy sun room, providing the perfect spot to relax while enjoying views of the garden all year round.

Externally, the home continues to impress. The south-facing rear garden is a true highlight, lovingly maintained with mature planting, vibrant borders, and thoughtfully designed patio areas ideal for outdoor dining and entertaining.

Further benefits include a double garage, as well as the driveway and parking area providing excellent parking. This exceptional bungalow combines comfort, style, and superb outdoor living, making it a rare opportunity not to be missed.

## FEATURES

- Oil fired central heating system.
- Double glazing in uPVC frames.
- PVC fascia boards & soffits.
- New oil boiler & distribution board installed 2022.
- Home security system.

## ADDITIONAL INFORMATION

TENURE: Leasehold

ANNUAL RATES: £1,535

## SCAN THE QR CODE BELOW FOR FULL DETAILS



## VIEWING & FURTHER QUERIES

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## ACCOMMODATION

### ENTRANCE PORCH

0.98 m x 1.51 m (3'3" x 4'11")

Tiled floor; glass panel door leading to the hallway.

### HALLWAY

Amtico flooring; shelved storage cupboard; ladder access to floored roof space and attic room with power & light.

### LOUNGE

4.54 m x 3.94 m (14'11" x 12'11")

Tiled fireplace set on a tiled hearth with a granite surround; full length window to the front.

### DINING KITCHEN

3.44 m x 5.85 m (11'3" x 19'2")

Range of fitted units; laminate work surfaces; stainless steel sink & drainer; space for cooker with extractor unit over; plumbed for dishwasher; space for dining; Amtico flooring; part tiled walls; recessed lighting; door to the sunroom & utility room.

### SUNROOM

2.99 m x 3.01 m (9'10" x 9'11")

Amtico flooring; door to the rear.

### UTILITY ROOM

4.22 m x 2.18 m (13'10" x 7'2")

Range of fitted units; laminate work surfaces; stainless steel sink & drainer; plumbed for washing machine; space for dryer & fridge freezer; tiled floor; door to the integral garage & rear garden.

### BEDROOM 1

3.56 m x 3.26 m (11'8" x 10'8")

Double bedroom to the front; built in wardrobes.

### ENSUITE

1.43 m x 2.25 m (4'8" x 7'5")

Panelled shower cubicle with electric shower; toilet; vanity unit with wash hand basin; chrome towel radiator; part tiled walls; Amtico flooring.

### BEDROOM 2

3.03 m x 3.33 m (9'11" x 10'11")

Double bedroom to the rear.

### BEDROOM 3

3.50 m x 2.51 m (11'6" x 8'3")

Double bedroom to the front.

### BATHROOM

3.00 m x 2.14 m (9'10" x 7'0")

Panel bath with shower over; toilet; wash hand basin; chrome towel radiator; shelved hot press & linen cupboard; Amtico flooring.

### EXTERIOR

#### INTEGRAL DOUBLE GARAGE

10.56 m x 2.85 m (34'8" x 9'4")

Roller door; oil boiler; concrete floor; fitted bench; power & light.

#### OUTSIDE FEATURE

- South facing fully enclosed rear garden with patio areas.
- Mature landscaping.
- Fully insulated summer house.
- Fenced area for oil tank & bins.
- Paved brick driveway & parking area to the front.
- External power points.
- Outside recessed lights & three garden taps.

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# FLOORPLAN



**Total: 117 m<sup>2</sup>**  
Ground Floor: 117 m<sup>2</sup>  
Excluded Areas: Garage: 31 M<sup>2</sup>, Walls: 13 m<sup>2</sup>

Floor Plans Are For Guidance Only And Not To Scale. Produced Using Digital Scanning Technology. All Dimensions Are Approximate And Should Not Be Relied Upon. Purchasers Should Verify All Information Independently.



# PHOTOS



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