



81 SEAVIEW, KILLOUGH, DOWNPATRICK, DOWN, BT30 7PT



ASKING PRICE £185,000



A beautifully presented semi detached home located in the picturesque seaside village of Killough offering lounge, kitchen with dining area, downstairs cloakroom and three bedrooms and family bathroom on the first floor. Situated with a peacefully rural aspect to the rear and a five minute stroll to the beachfront, the private garden is ideal for entertaining with raised and covered pergola seating area and custom bar. Situated within easy reach of schools, shops and amenities and a short walk or drive to local beaches and countryside walks.



## At a glance:

- Semi Detached home
- Well presented
- Kitchen/ Dining area
- Bathroom
- Popular Location
- Three bedrooms
- Living room
- Downstairs w.c
- Beautiful garden
- Off street Parking

### Entrance Hall

Solid Oak wooden flooring.

### Cloakroom

White low flush w.c, vanity wash hand basin, tiled floor.

### Living Room

14'05 x 13'09

Wooden Oak floor. Marble fireplace with feature inset and granite hearth.

### Kitchen/Dining area

20'08 x 11'01

High and low level units with granite worktops. Integrated oven and hob with extractor fan. Granite half bullnose counters. Recess for washing machine, dishwasher and American style fridge freezer. Patio doors to rear garden. Tiled flooring.

### First Floor

Landing with side window, hotpress and access from pull down stairs to attic with electricity and flooring for storage.

### Bathroom

White panelled bath with hand shower. Shower cubicle with Mira electric shower, low flush w.c and wash hand basin.

### Bedroom One

10'09 x 7'08 at widest

Front facing. Built in robe. Laminated wooden flooring. Currently used with a double bed.

### Bathroom

8'5" x 8'3"

Window to rear, door to:

### Bedroom Two

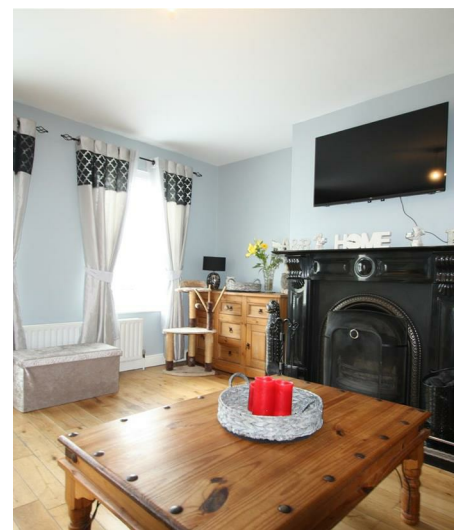
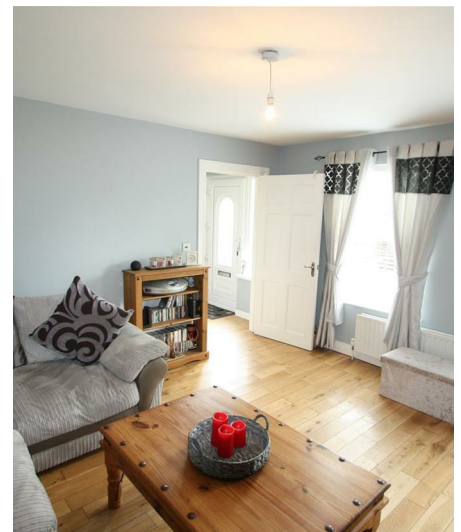
14'0 x 10'01

Front facing. Laminated wooden flooring. Built in robe.

### Bedroom Three

12'04 x 11'07

Rear facing with a stunning view of the countryside and Mourne Mountains. Laminated wooden flooring.





## Outside

Enclosed garden in lawn to the front with mature shrubs. The fully enclosed child and pet friendly rear garden is south facing with full day sunshine access. The sizeable paved patio area and artificial grass providing minimal maintenance. A large raised solid wood decked area with covered pergola offering comfortable all year round dining and entertainment for 8+ people. Outside power sockets located in main shed and entertainment area. 10 x 8 Garden shed with storage and separate 6x8 custom made bar. Tarmac driveway to the side with ample parking.













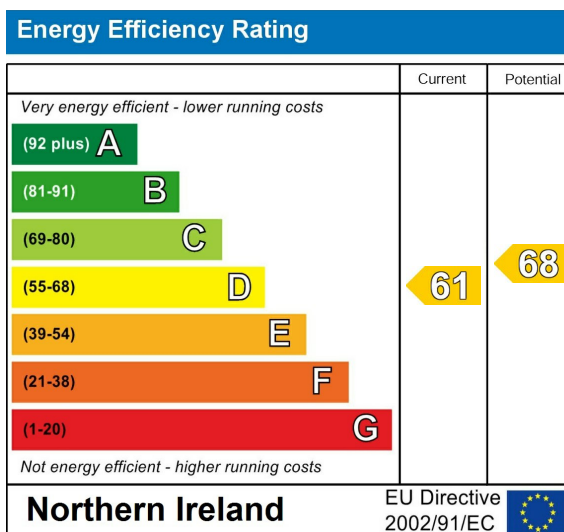




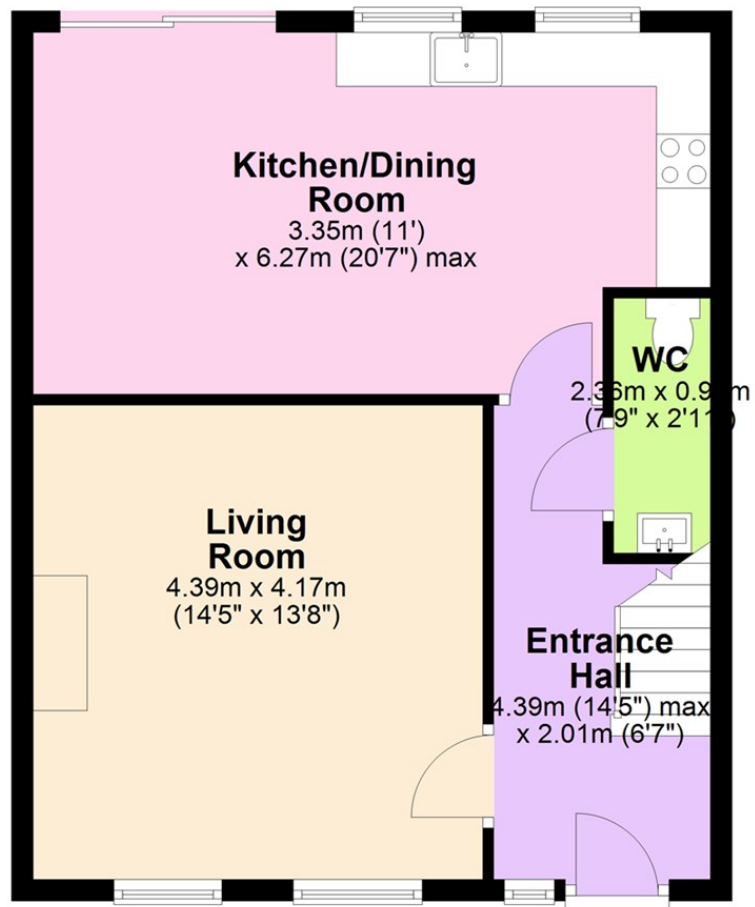








## Ground Floor





Questions you may have. **Which mortgage would suit me best?**

**How much deposit will I need? What are my monthly repayments going to be?**

To answer these and other mortgage related questions contact our mortgage advisor on 028 4461 4101.

Your home may be repossessed if you do not keep up repayments on your mortgage.

**We DO NOT charge for initial mortgage consultations. We may charge a fee on completion depending on circumstances. Our typical fee is £250, however, please confirm with Mortgage Consultant at time of appointment.**

Please note that we have not tested the services or systems in this property. Purchasers should make/commission their own inspections if they feel it is necessary.

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