



THE ORCHARDS

CLADY ROAD, PORTGLENONE



FPMCCANNHOMES
DESIGNED FOR LIVING

[FPMCCANNHOMES.COM](https://fpmccannhomes.com)



THE ORCHARDS

CLADY ROAD, PORTGLENONE



The Orchards is situated in a charming riverside location on the banks of the River Bann in the heart of the tranquil countryside, yet is within walking distance to the market village of Portglenone. The final phase of The Orchards development consists of 6 townhouses, 14 semi-detached and six detached house types.

Portglenone boasts an array of shops, cafes, bars and restaurants, as well as many other local amenities, including a beautiful marina and nearby forest park.

Within easy access to the M2 motorway and the vibrant shopping towns of Ballymena and Magherafelt, The Orchards presents an ideal opportunity for house buyers of all ages.





Picturesque walks at Portglenone Forest



Portglenone Marina
(Photo courtesy of Mid and East Antrim Borough Council)



Portglenone Forest

SURROUNDING AREA

- Our Lady of Bethlehem Abbey Monastery – 0.3 miles
- Portglenone Forest – 0.9 miles
- Portglenone Marina – 0.4 miles
- Seamus Heaney HomePlace – 5.8 miles
- Galgorm Castle Golf Course – 7.9 miles

SITE PLAN



THE ORCHARDS

CLADY ROAD, PORTGLENONE



- THE BEECH
- THE HAWTHORN
- THE ELM
- THE SPRUCE
- THE PINE
- THE LARCH
- THE LIME
- THE OAK
- THE ASH
- THE CHESTNUT

AT FP MCCANN
HOMES, QUALITY
AND ATTENTION
TO DETAIL ARE AT
THE FOREFRONT
OF OUR ETHOS.

SPECIFICATION

Internal

Comprehensive electrical specification, including recessed downlights to kitchen and bathroom

Choice of flooring to lounge, living rooms, bedrooms, stairs and landings.

Integrated appliances to include oven, hob, fridge freezer and dishwasher

Free standing appliances to include washing machine & tumble dryer

High quality kitchens offering a choice of doors, handles and worktops

Floor tiling to kitchen/dining areas, bathroom, ensuite and WCs

Contemporary white sanitary ware fitted (where applicable)

Walls, ceiling and woodwork tastefully painted throughout

Woodburning stove to lounge

Oil fired heating system

External

Perimeter wooden fence (rear & side boundaries)

UPVC fascia and soffit

High quality block paving

Bitmac driveway

Turf laid gardens

Warranty

10 year NHBC structural warranty

THE BEECH



THE BEECH

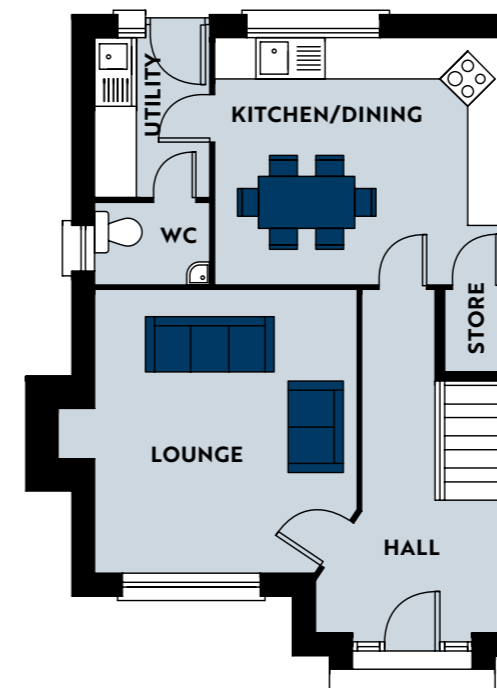


3 Bedroom Semi-Detached
Plots 18 & 19
Dwelling Total Area 1,100 sq. ft



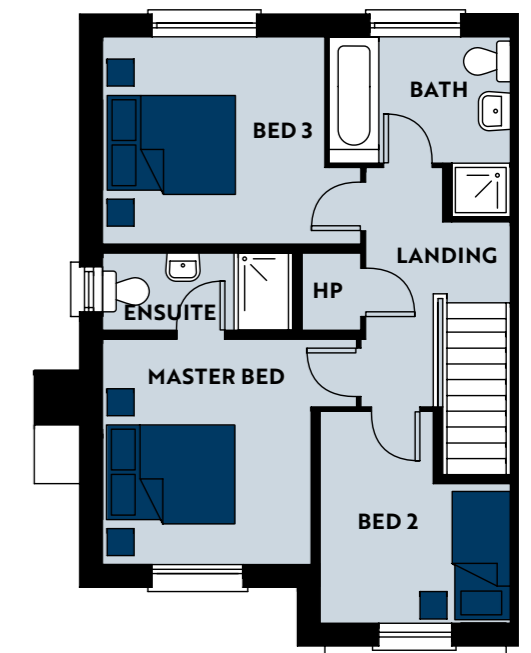
GROUND FLOOR

Kitchen/dining with utility and WC off Lounge



FIRST FLOOR

Three bedrooms
Master bedroom with ensuite off Bathroom



THE HAWTHORN



THE HAWTHORN



3 Bedroom Detached

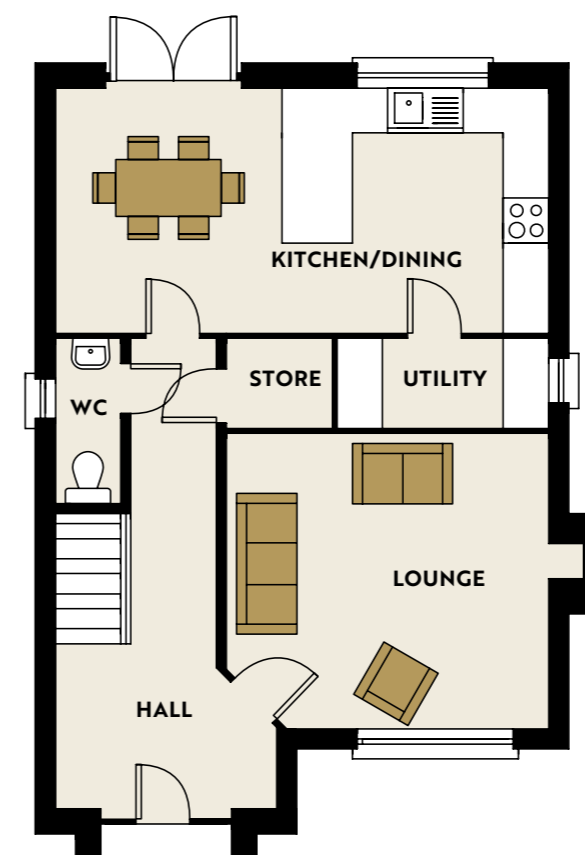
Plot 38

Dwelling Total Area 1,300 sq. ft



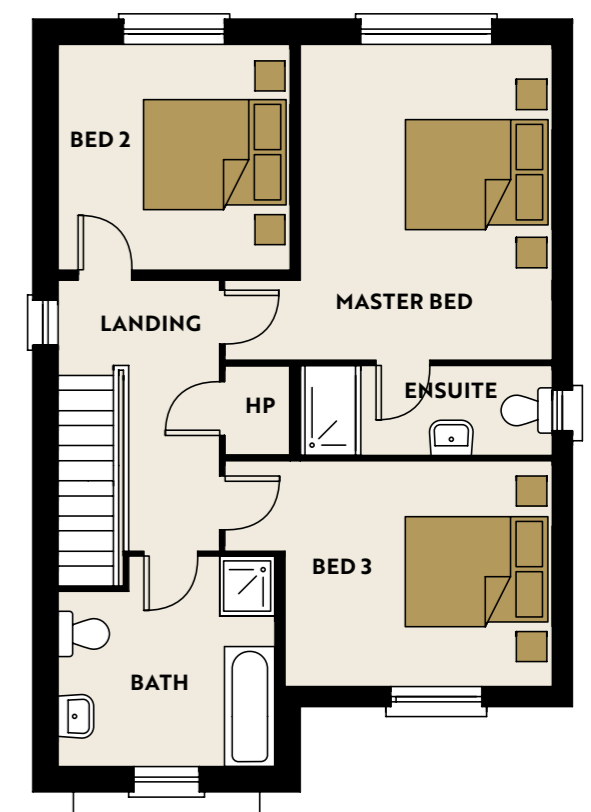
GROUND FLOOR

Kitchen/dining open plan living
with utility off
Lounge
Hall with WC off



FIRST FLOOR

Three bedrooms
Master bedroom with ensuite off
Bathroom



THE ELM



THE ELM

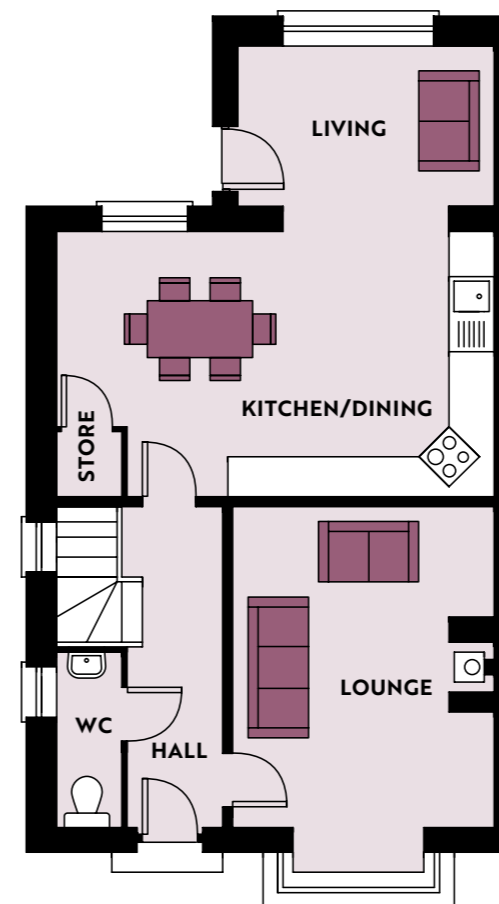


3 Bedroom Semi-Detached
Plots 13,14,16,17, 34 & 35
Dwelling Total Area 1,100 sq. ft



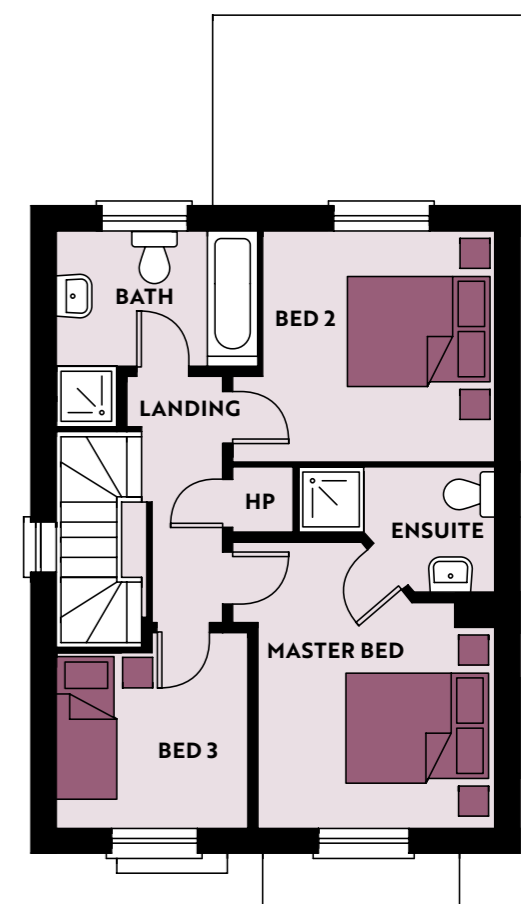
GROUND FLOOR

Kitchen/dining open plan living
Lounge
Hall with WC off



FIRST FLOOR

Three bedrooms
Master bedroom with ensuite off
Bathroom



THE SPRUCE



THE SPRUCE

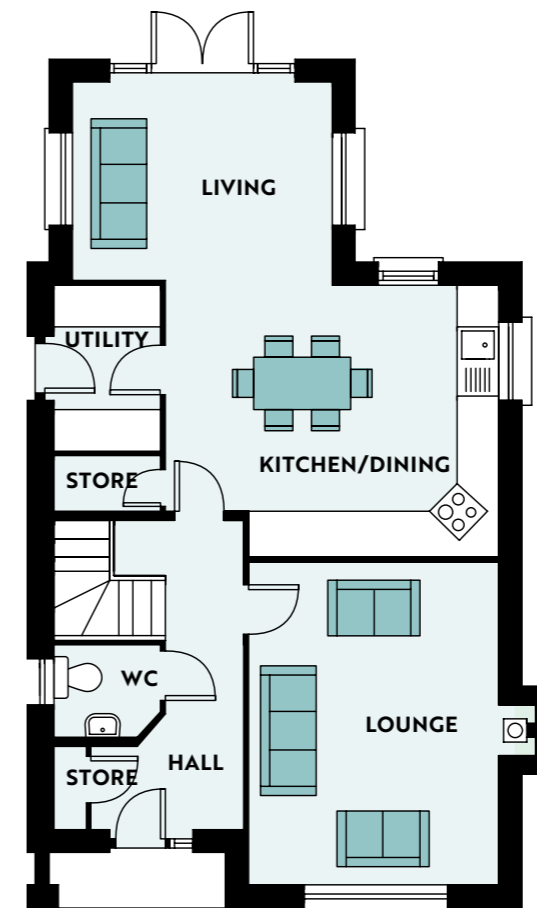


4 Bedroom Detached
Plot 15
Dwelling Total Area 1,400 sq. ft



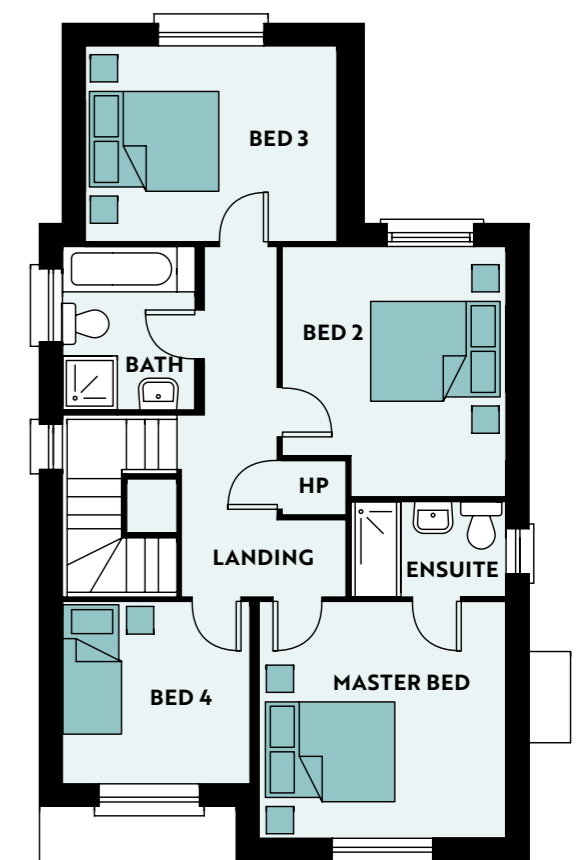
GROUND FLOOR

Kitchen/dining open plan living
with utility off
Lounge
Hall with WC off



FIRST FLOOR

Four bedrooms
Master Bedroom with ensuite off
Bathroom



THE PINE



THE PINE

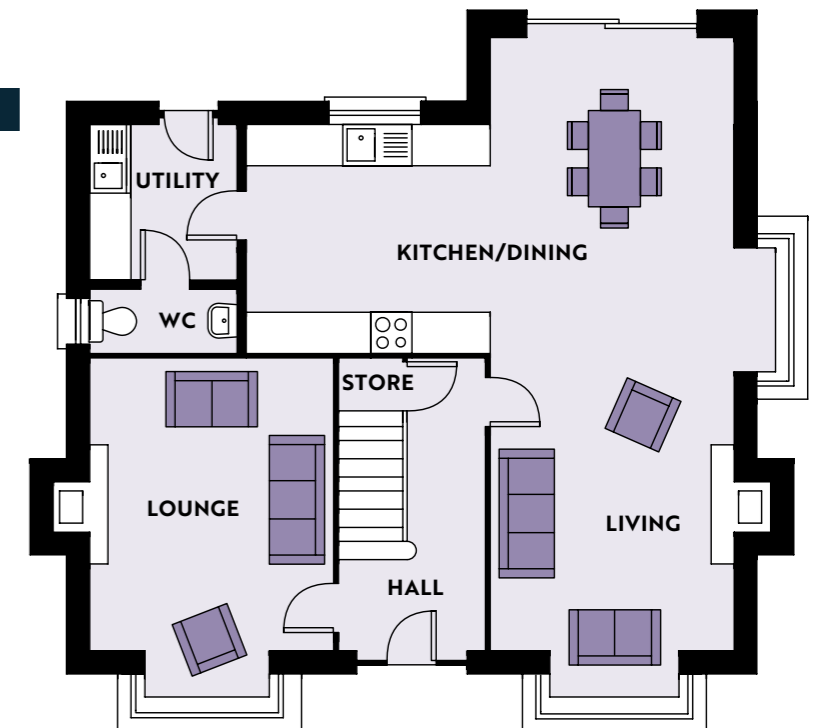


4 Bedroom Detached
Plots 20 & 22
Dwelling Total Area 1,710 sq. ft



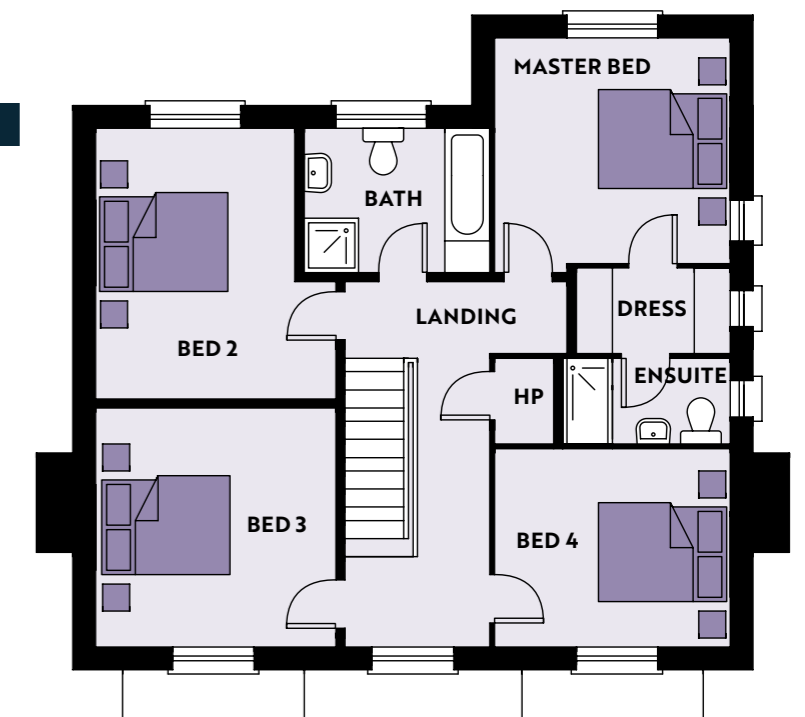
GROUND FLOOR

Kitchen/dining open plan living
with utility and WC off
Lounge



FIRST FLOOR

Four bedrooms
Master Bedroom with ensuite off
Bathroom



THE LARCH



THE LARCH

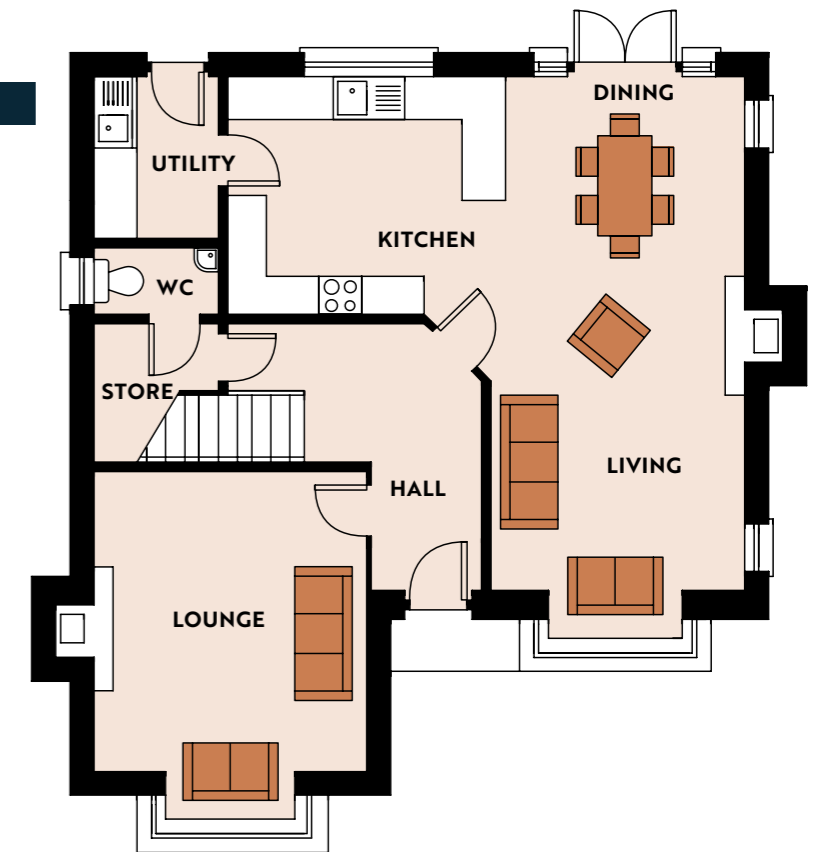


4 Bedroom Detached
Plots 21 & 23
Dwelling Total Area 1,690 sq. ft



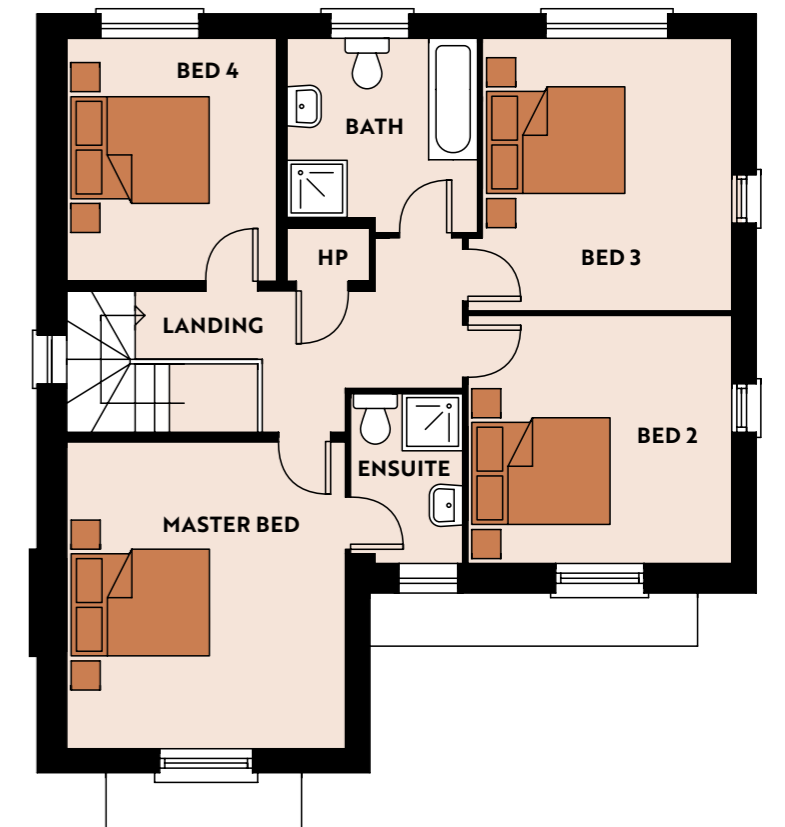
GROUND FLOOR

Kitchen/dining open plan living
with utility off
Lounge
Hall with WC off



FIRST FLOOR

Four bedrooms
Master Bedroom with ensuite off
Bathroom



THE LIME



THE LIME

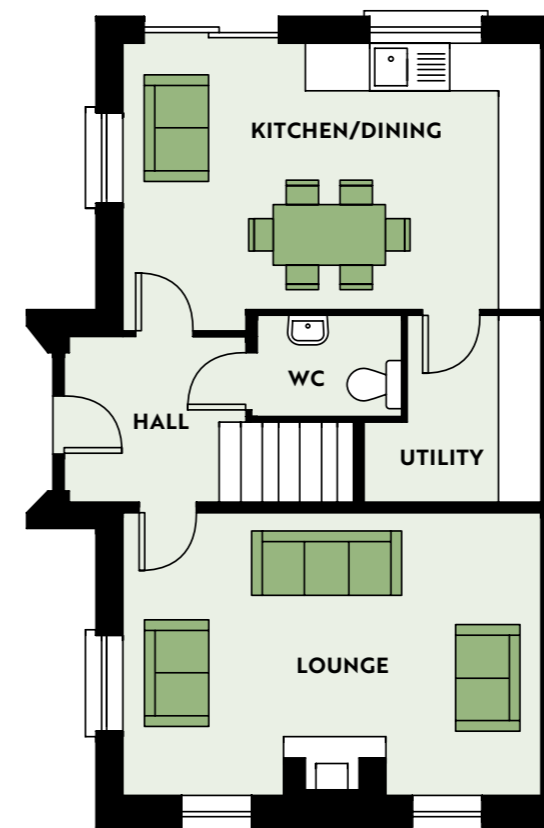


3 Bedroom Semi-Detached
Plot 36
Dwelling Total Area 1,120 sq. ft



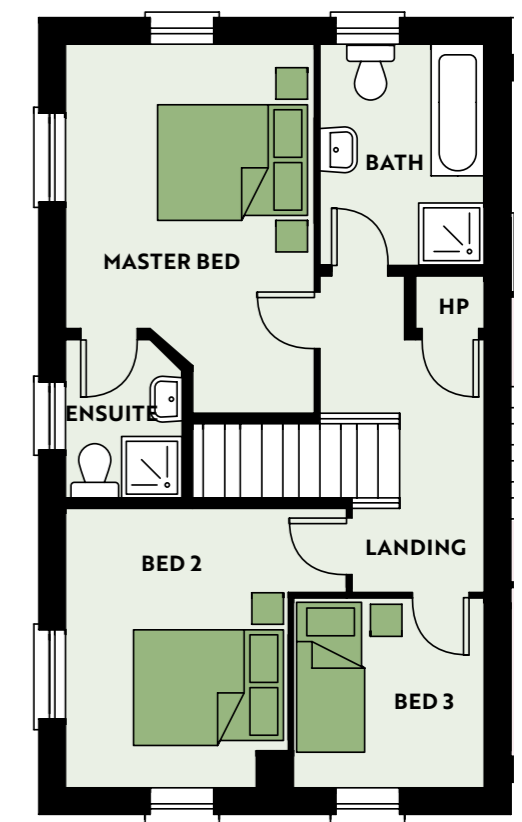
GROUND FLOOR

Kitchen/dining with utility off
Lounge
Hall with WC off

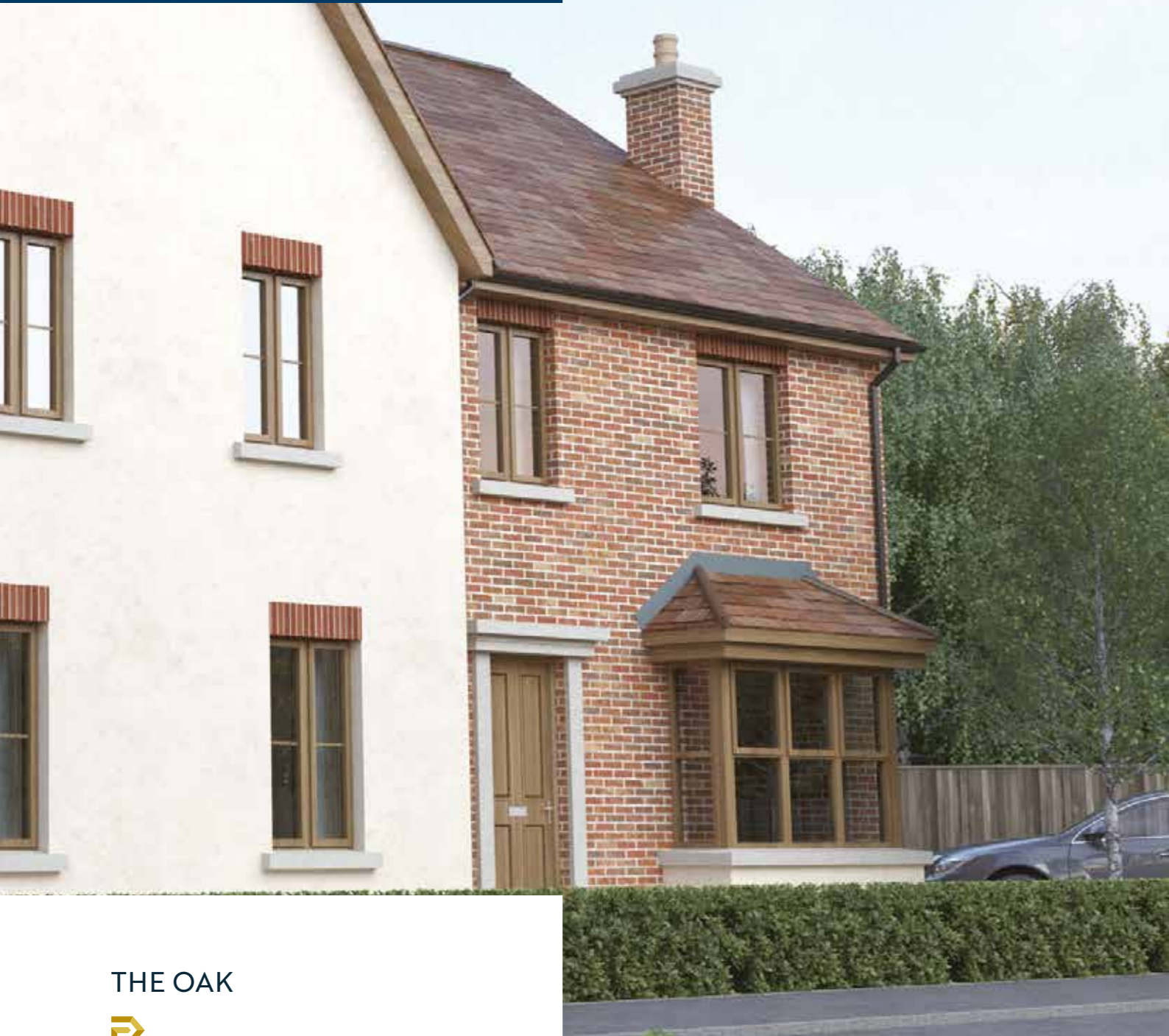


FIRST FLOOR

Three bedrooms
Master bedroom with ensuite off
Bathroom



THE OAK



THE OAK

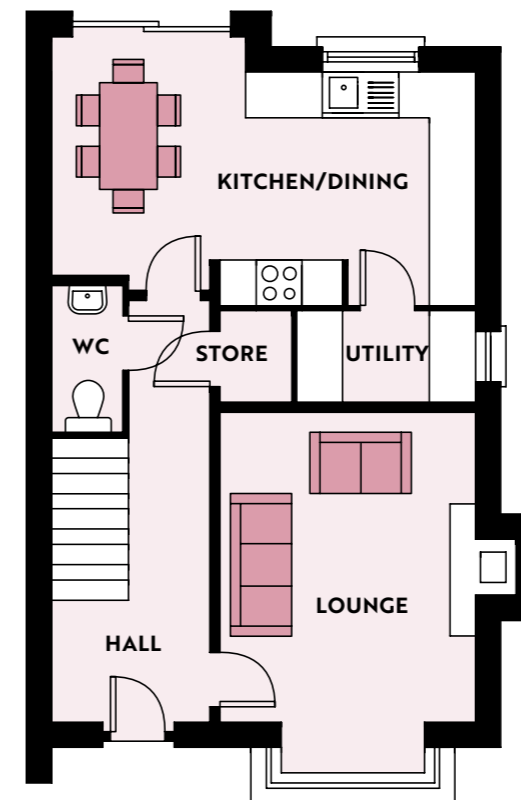


3 Bedroom Semi-Detached
Plots 24, 29, 30 & 37
Dwelling Total Area 1,055 sq. ft



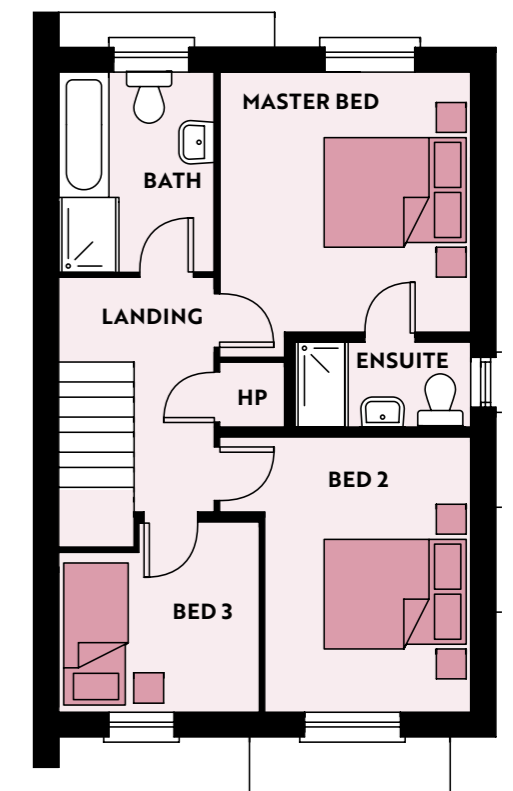
GROUND FLOOR

Kitchen/dining with utility off
Lounge
Hall with WC off



FIRST FLOOR

Three bedrooms
Master bedroom with ensuite off
Bathroom



THE ASH



THE ASH

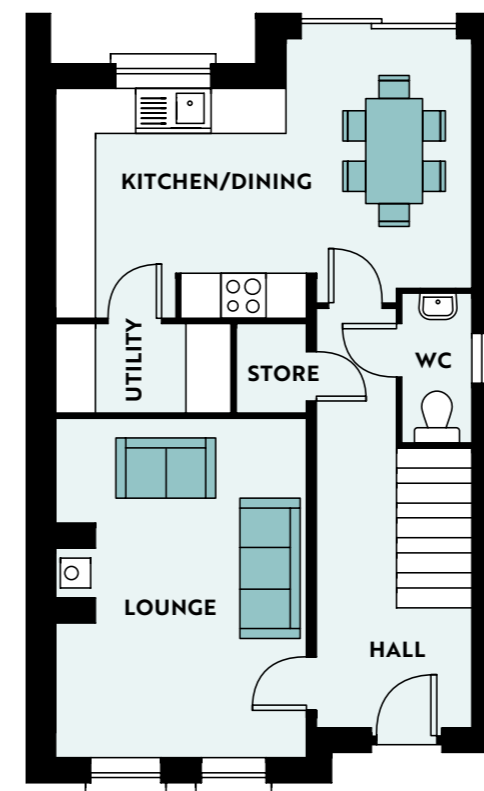


3 Bedroom Townhouse
Plots 25, 28, 31 & 33
Dwelling Total Area 1,100 sq. ft



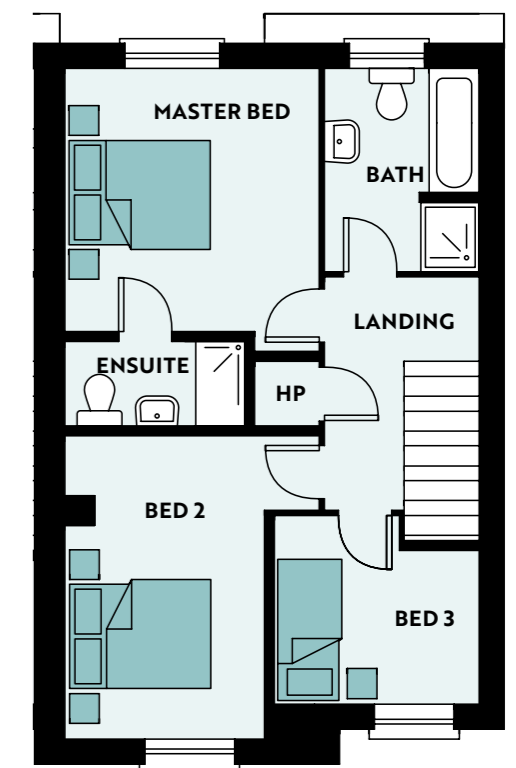
GROUND FLOOR

Kitchen/dining with utility off
Lounge
Hall with WC off



FIRST FLOOR

Three bedrooms
Master bedroom with ensuite off
Bathroom



THE CHESTNUT



THE CHESTNUT

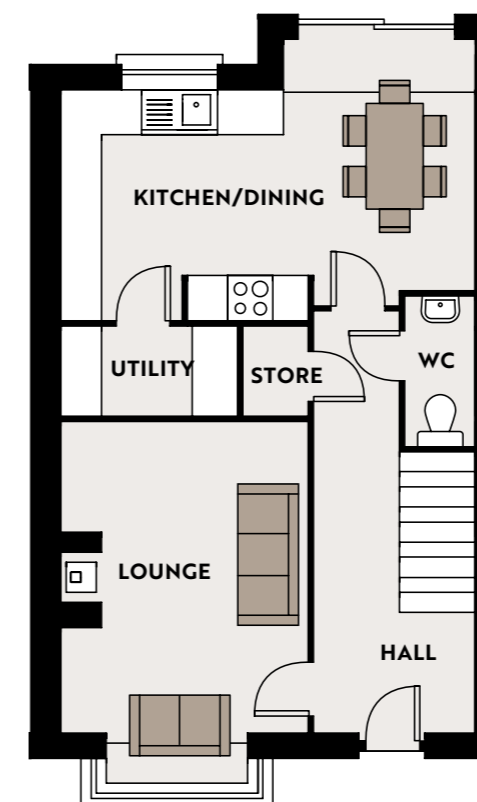


3 Bedroom Townhouse
Plots 26, 27 & 32
Dwelling Total Area 1,185 sq. ft



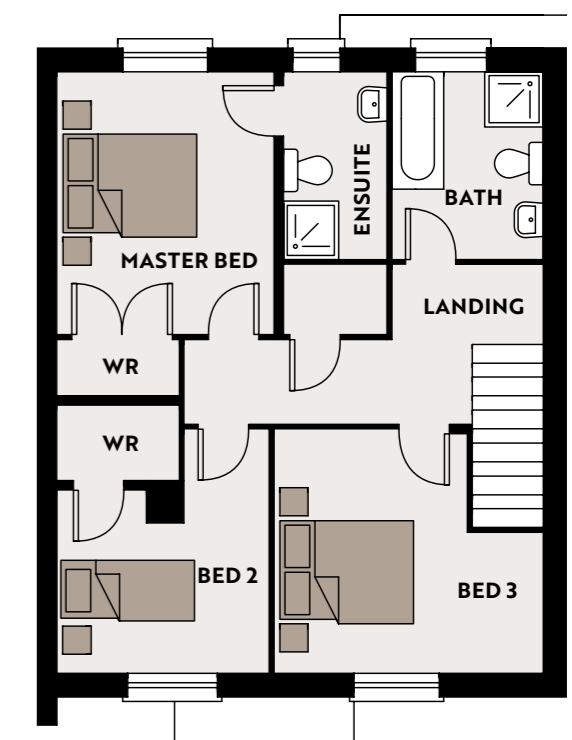
GROUND FLOOR

Kitchen/dining with Utility off
Lounge
Hall with WC off



FIRST FLOOR

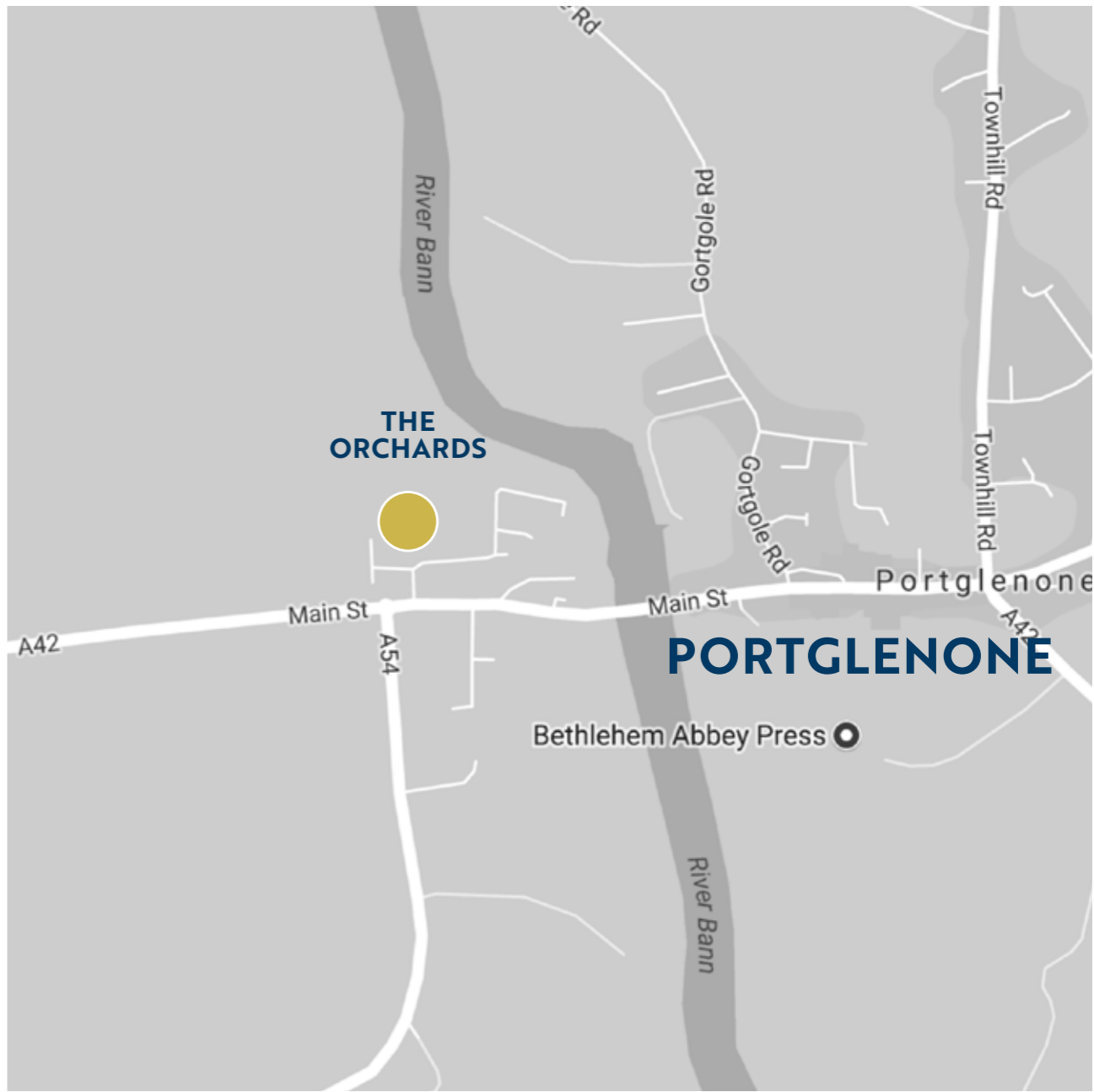
Three bedrooms
Master bedroom with ensuite off
Bathroom





DIRECTIONS

From Portglenone main street, continue on the A42 Clady road and take the first right onto The Orchards development before the mini-roundabout on the outskirts of the village.





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fpmccannhomes.com
T. 028 7964 2558



peter doherty
land & property
T. 028 2955 8636