



CONTEMPORARY 3 BEDROOM FAMILY HOMES

THE HALT

DONAGHADEE

THE HALT

WELCOME TO THE HALT NO ORDINARY PLACE TO LIVE

Nestled in the heart of rural County Down, The Halt is minutes from the town centre of Donaghadee. Discover a thriving, friendly community, a quintessential high street of independent stores, cafes and restaurants, excellent schools and, of course, acres of glorious green space, stretching for miles.

Share in the pleasure of living in this idyllic town with natural heritage and history on your doorstep. In Donaghadee there is history down every street from the limestone harbour to the Norman moat, and from the parish church to the historic repurposed buildings.

Choosing a home at The Halt is choosing an authentic sense of community, breathtaking views, charming streets and a rich history waiting to be rediscovered.



Donaghadee Golf Course*



Donaghadee Harbour & Lighthouse*



The Moat, Donaghadee**

*Images courtesy of Tourism NI **Image courtesy of Ross

CONTEMPORARY 3 BEDROOM FAMILY HOMES



SITE LAYOUT

NOT TO SCALE

HOUSE TYPE KEY



THE ALEXANDER



THE BINDON



THE BROMPTON



THE CRAIGMORE



THE VICTORIA



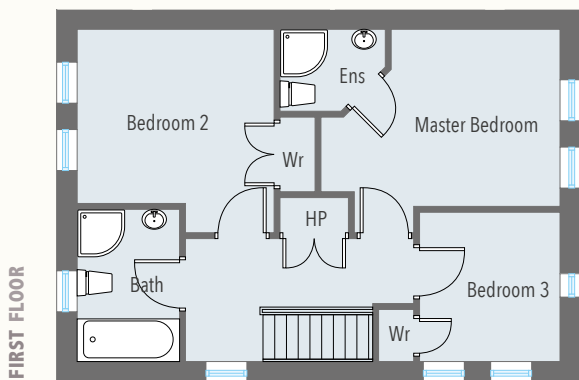
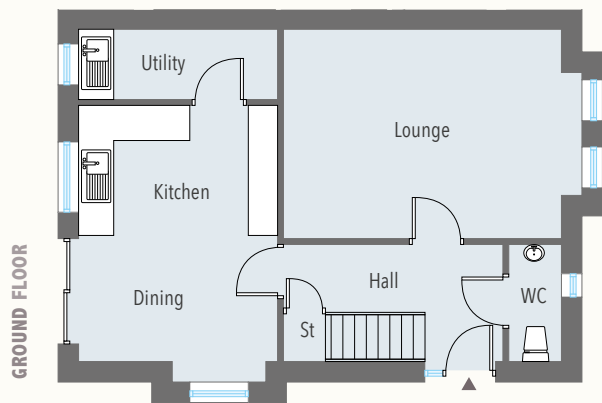
THE M_{AC}NEILL

CGIs shown for illustration purposes only



THE ALEXANDER (A1) SITE 2

3 bedroom semi-detached family home. Total floor area: 1022 sq ft



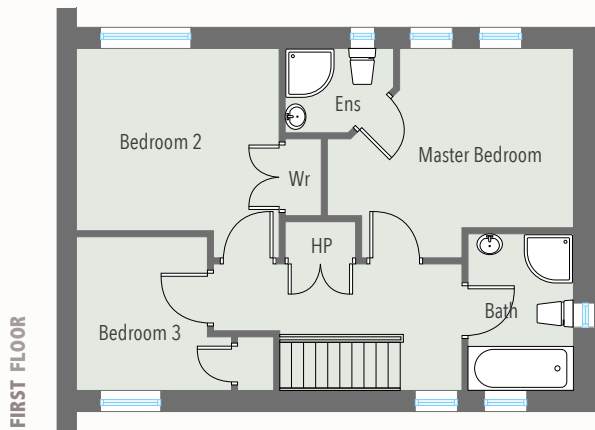
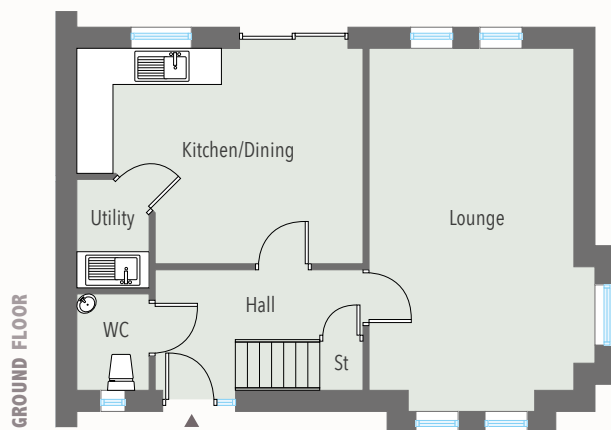
GROUND FLOOR	Ft	M
Entrance Hall with separate WC		
Lounge (into bay)	16'9" x 11'9"	5.10 x 3.57
Kitchen Dining	15'6" x 11'3"	4.72 x 3.40
Utility	11'3" x 3'11"	3.40 x 1.20

FIRST FLOOR	Ft	M
Master Bedroom.....	13'6" x 9'11"	4.09 x 3.02
Ensuite (max)	5'11" x 4'7"	1.80 x 1.40
Bedroom 2	11'2" x 9'11"	3.36 x 3.02
Bedroom 3	8'5" x 7'10"	2.55 x 2.40
Bathroom	8'5" x 5'9"	2.55 x 1.75



THE BINDON (A) SITE 1

3 bedroom semi-detached family home. Total floor area: 1022 sq ft



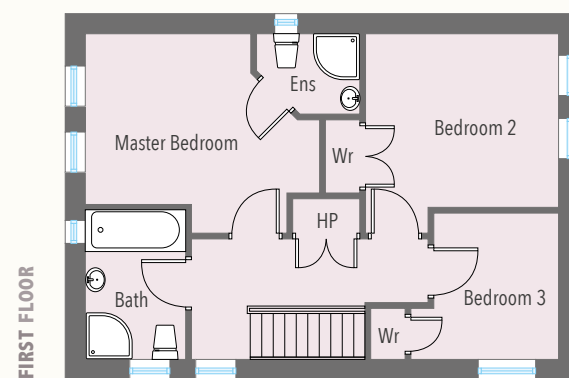
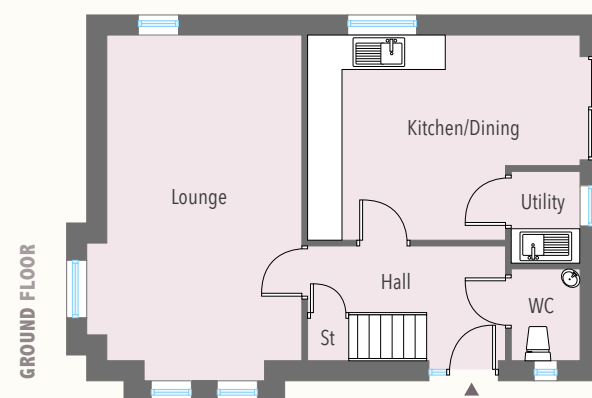
GROUND FLOOR	Ft	M
Entrance Hall with separate WC		
Lounge (into bays).....	19'9" x 11'3"	6.02 x 3.40
Kitchen Dining	15'7" x 11'9"	4.75 x 3.57
Utility	3'11" x 5'11"	1.20 x 1.80

FIRST FLOOR	Ft	M
Master Bedroom.....	13'6" x 11'5"	4.09 x 3.47
Ensuite (max)	5'11" x 4'7"	1.80 x 1.40
Bedroom 2	11'2" x 9'11"	3.36 x 3.02
Bedroom 3	8'6" x 8'5"	2.57 x 2.55
Bathroom	8'7" x 5'9"	2.60 x 1.75



THE BROMPTON (B) SITE 20

3 bedroom detached family home. Total floor area: 1022 sq ft



GROUND FLOOR

	Ft	M
Entrance Hall with separate WC		
Lounge (into bays).....	19'9" x 12'5"	6.02 x 3.75
Kitchen Dining	15'4" x 11'9"	4.65 x 3.57
Utility	4'11" x 3'11"	1.50 x 1.20

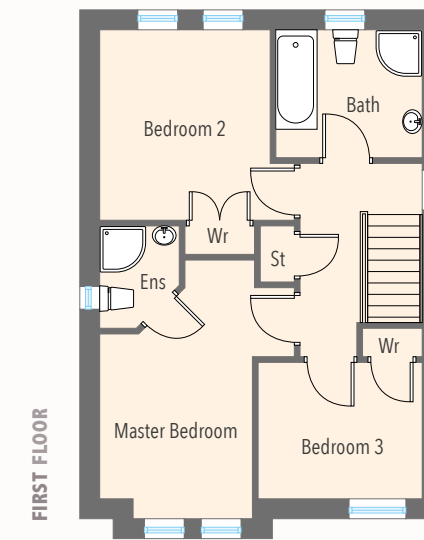
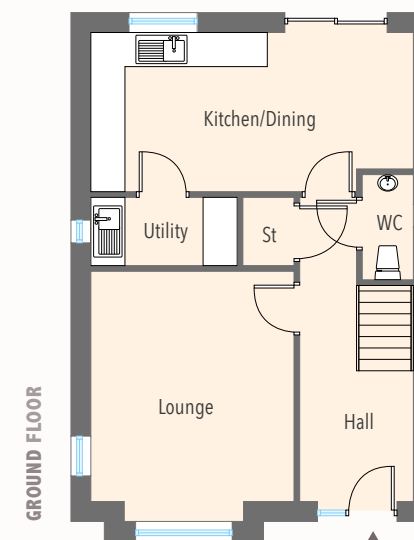
FIRST FLOOR

	Ft	M
Master Bedroom.....	13'5" x 9'9"	4.08 x 2.97
Ensuite (max)	5'11" x 4'7"	1.81 x 1.40
Bedroom 2	11'2" x 9'11"	3.36 x 3.02
Bedroom 3	8'5" x 7'3"	2.55 x 2.17
Bathroom	8'7" x 5'9"	2.60 x 1.75



THE CRAIGMORE (C) SITES 4 | 5

3 bedroom detached family home. Total floor area: 1022 sq ft



GROUND FLOOR

	Ft	M
Entrance Hall with separate WC		
Lounge (into bay)	14'6" x 11'9"	4.40 x 3.57
Kitchen Dining	18'7" x 9'2"	5.67 x 2.75
Utility	8'6" x 3'11"	2.57 x 1.20

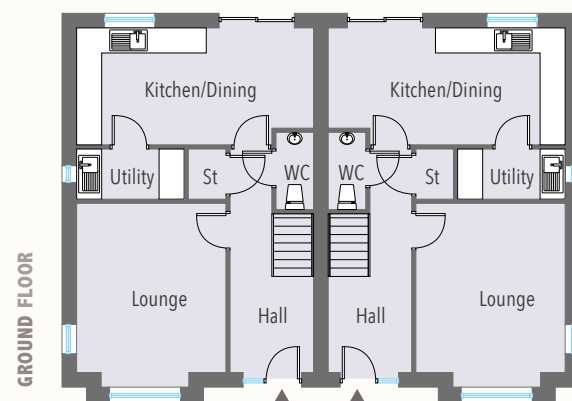
FIRST FLOOR

	Ft	M
Master Bedroom (max)....	14'11" x 8'9"	4.55 x 2.68
Ensuite (max)	5'11" x 4'7"	1.80 x 1.40
Bedroom 2	10'11" x 9'10"	3.35 x 3.00
Bedroom 3	9'6" x 7'10"	2.88 x 2.40
Bathroom	8'6" x 7'5"	2.57 x 2.25

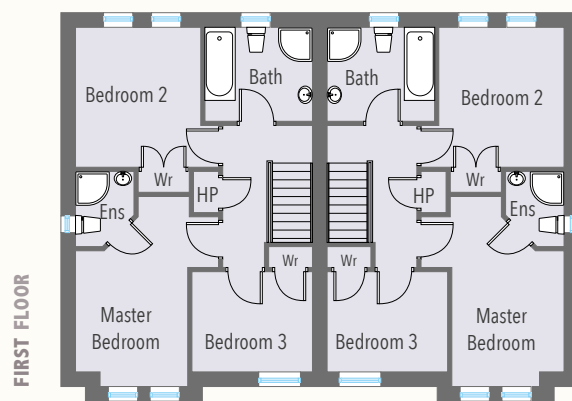


THE VICTORIA(D) SITES 6|7|8|9|10|11|14|15|16|17|18|19

3 bedroom semi-detached family home. Total floor area: 1022 sq ft



GROUND FLOOR	Ft	M
Entrance Hall with separate WC		
Lounge (into bay)	13'4" x 11'9"	4.05 x 3.57
Kitchen Dining	18'6" x 9'2"	5.67 x 2.80
Utility	8'6" x 3'11"	2.57 x 1.20

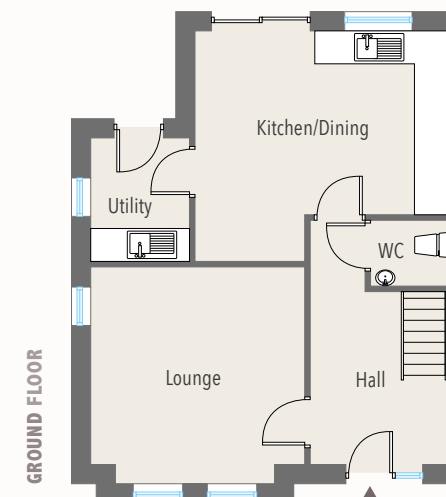


FIRST FLOOR	Ft	M
Master Bedroom	14'9" x 8'9"	4.50 x 2.68
Ensuite (max)	5'11" x 4'7"	1.80 x 1.40
Bedroom 2	10'11" x 9'10"	3.35 x 3.00
Bedroom 3	9'6" x 7'10"	2.88 x 2.40
Bathroom	8'6" x 7'5"	2.57 x 2.25

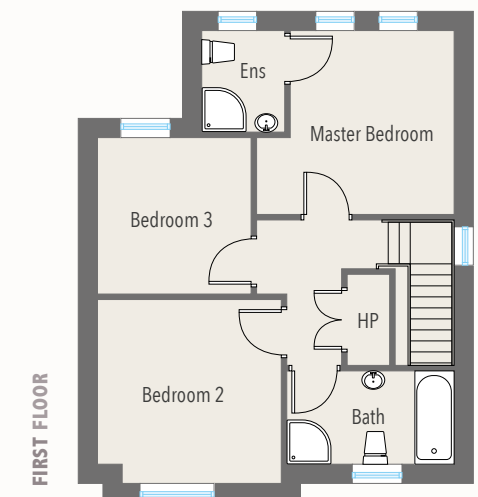


THE MacNEILL(E) SITES 12|13

3 bedroom detached family home. Total floor area: 1050 sq ft



GROUND FLOOR	Ft	M
Entrance Hall with separate WC		
Lounge (into bay)	12'11" x 12'9"	3.95 x 3.90
Kitchen Dining	15'2" x 13'9"	4.60 x 4.20
Utility	7'5" x 5'11"	2.25 x 1.80



FIRST FLOOR	Ft	M
Master Bedroom	11'10" x 10'11"	3.60 x 3.35
Ensuite	6'2" x 4'11"	1.85 x 1.50
Bedroom 2	10'11" x 10'11"	3.35 x 3.35
Bedroom 3	9'5" x 9'3"	2.85 x 2.80
Bathroom	10'2" x 5'7"	3.05 x 1.70



QUALITY SPECIFICATION

External Features

- Global Homes Warranty
- Double glazed high performance lockable UPVC windows
- High performance composite front doors with 5-point locking system
- Mains gas central heating system with a high energy efficiency boiler
 - High thermal insulation & energy efficiency rating
 - Front and rear gardens top soiled and turfed
 - Bitmac driveway

Internal Features

- Comprehensive range of electrical sockets throughout, including TV and telephone points
 - Wired for satellite point
- Quality internal doors with chrome ironmongery
- Painted moulded skirting, architraves, stair handrails & balustrades
- All internal walls and ceilings painted throughout
 - Smoke, heat and CO2 detectors as standard

Kitchens & Utility Rooms

- A choice of fully fitted kitchens and utility rooms
- Integrated appliances where applicable including built-in oven and hob, extractor hood, dishwasher, fridge freezer
 - Feature downlighters to kitchen

Bathrooms, Ensuites & WCs

- Contemporary white sanitary ware and chrome fittings
 - Heated chrome towel rails in bathroom
- Feature down lighters to main bathroom and ensuite

Floor Coverings & Tiles

- Choice of flooring on ground floor
- Carpets and underlay to bedrooms, stairs and landing

*Selections to be made from builders' nominated suppliers only



Images are shown for illustration purposes only

LOCATION MAP

NOT TO SCALE



WELL CONNECTED

Killard House School	0.4 miles		Donaghadee Harbour	1.1 miles	
Country Kids Day Nursery	0.4 miles		Donaghadee Golf Course	3.0 miles	
Donaghadee Primary School	0.6 miles		Bangor Grammar School	6.4 miles	
St Anne's Primary School	0.7 miles		Newtownards	7.1 miles	
Ballyvester Primary School	0.9 miles		Regent House Grammar School ..	8.5 miles	

SELLING AGENT



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