

3 The Square
Ballynahinch
BT24 8AE

T 028 9756 4400

49 - 51 Market Street
Downpatrick
BT30 6LP

T 028 4461 2100

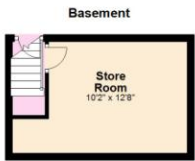
3 Newry Street
Banbridge
BT32 3EA

T 028 4062 2226

Sales and lettings:
banbridge@quinnestateagents.com
ballynahinch@quinnestateagents.com
downpatrick@quinnestateagents.com
www.quinnestateagents.com

QUINN

Property Sales &
Letting Specialists



34 Main Street
Clough
Downpatrick
BT30 8RA

Offers In The Region Of
£295,000

- Deceptively Spacious Detached Home
- Five Bedrooms
- including Master Bedroom Ensuite
- Three Reception Rooms
- First Floor Sunroom
- Excellent range of Outbuildings
- Delightful Mature Gardens
- Lovely Views of Mourne Mountains
- Conveniently Situated to Village Amenities
- Viewing by Appointment via Caroline 02897564400

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We welcome to the market this deceptively spacious accommodation, creating an excellent family home, set within beautiful mature gardens giving considerable privacy yet convenient to the village amenities. The property comprises on the ground floor three reception rooms, oak kitchen, two bedrooms & shower room, on the first floor there is a large sunroom with superb views sweeping round from the Mourne Mountains to the Dromara Hills, Master bedroom with ensuite, two further bedrooms and family bathroom. As well as the spacious living accommodation, with excellent range of storage throughout, the property benefits from an integral garage, solar panels, electric car charging point and outbuildings suitable for a variety of uses if working from home (subject to the appropriate approvals). Viewing is by appointment only via Caroline on 02897564400.

- RECEPTION HALL
With cloakroom.
- LIVING ROOM
14' 4" x 20' 5" (4.37m x 6.22m)
- BREAKFAST ROOM
9' 11" x 12' 4" (3.02m x 3.76m)
- KITCHEN
9' 11" x 16' 11" (3.02m x 5.16m)
- DINING ROOM
11' 2" x 17' (3.4m x 5.18m)
- BEDROOM 4
10' 6" x 13' 6" (3.2m x 4.11m)
With robes.
- BEDROOM 5
9' 11" x 8' 1" (3.02m x 2.46m)
- SHOWER ROOM
5' 4" x 5' 10" (1.63m x 1.78m)
- UTILITY AREA
11' 9" x 11' 2" (3.58m x 3.4m)
- BOOT ROOM
11' 9" x 19' 10" (3.58m x 6.05m)
- DOUBLE INTEGRAL GARAGE
9' 3" x 20' 4" (2.82m x 6.2m)
- STORE ROOM
7' 11" x 15' 11" (2.41m x 4.85m)
- FIRST FLOOR
- LANDING
12' 10" x 10' 11" (3.91m x 3.33m)

- BEDROOM 1
17' 7" x 20' 5" (5.36m x 6.22m)
With walk in wardrobe, dressing room and access to sun room.
- ENSUITE
6' 10" x 7' 7" (2.08m x 2.31m)
- BEDROOM 2
15' 3" x 11' 9" (4.65m x 3.58m)
Built in wardrobe.
- BEDROOM 3
8' 10" x 8' 2" (2.69m x 2.49m)
With access to eaves.
- BATHROOM
8' 5" x 8' 8" (2.57m x 2.64m)
- SUNROOM/LOUNGE
17' 8" x 16' 11" (5.38m x 5.16m)
- BASEMENT
10' 2" x 12' 8" (3.1m x 3.86m)
Currently being used as a store room.
- OUTSIDE
Beautifully landscaped gardens front, side & rear with feature pond areas, mature trees, shrubs, flowerbeds and patio areas offering considerable privacy.



Terms & Conditions

Please note that these particulars do not constitute an offer or contract of sale. Any prospective purchaser should satisfy themselves by inspection of the property. None of the appliances or installations have been tested in anyway whatsoever. It is our recommendation that a purchaser should fully satisfy themselves by way of survey by an appropriate expert. We would also like to advise that our measurements are taken from the widest points of each room.

Valuation/Mortgage Service

As part of our service we would remind Vendors and potential purchasers that we have a Mortgage Broker available at this branch. If you are thinking of selling, we would be happy to carry out a free market appraisal of your property.