



43 LOUGHDOO ROAD

Portaferry, BT22 1HW

Offers around **£649,950**



DETACHED BUNGALOW | 4  | 3  | 3 

Located in the outskirts of the popular and picturesque coastal town of Portaferry in the Ardkeen area, here is an ideal opportunity to purchase a simply quite stunning exceptional detached family home which needs to be viewed to be appreciated.

The accommodation is bright, spacious and flexible undoubtedly centering around the superb modern fitted kitchen with extensive range of bespoke high and low level units, Dekton worktops, feature vaulted ceiling, range of integrated appliances, casual dining area and dual aspect cast iron wood burning stove. From the kitchen you are led into a fabulous sun room with herringbone style LVT wood effect floor, feature vaulted ceiling and picturesque country views. The cast iron wood burning stove from the kitchen also services the sun room. A drawing room with herringbone style wood effect floor and cast iron wood burning stove also provides a perfect environment for enjoying all this home has to offer. There are four good sized double bedrooms including main bedroom with double glazed French doors to outside and Jack and Jill en suite shower room. The guest bedroom also provides an additional en suite shower room. Finally, you have a luxury bathroom with four piece suite to include bath and separate shower cubicle.

Outside does not disappoint either. The property sits on an idyllic semi rural site or around half an acre with an option to buy approximately 9 extra acres. The house is entered via electronic gates which can be operated from your phone. A driveway, forecourt and parking area in attractive brick paviour provide ample parking for cars.,



KEY FEATURES

- Truly Exceptional Detached Single Storey Irish Farm House Extending to Around 3200 Square Feet, Designed by Award Winning Architect Des Ewing.
- Idyllic Semi Rural Site of Around Half an Acre With The Option to buy Around 9 Extra Acre
- Lies Between Cloughey & Portaferry, approximately 4 Miles from Portaferry, 1 Mile from Cloughey Beach and 1 Mile from Strangford Lough on the Peninsula
- Finished to an Exceptional Standard Throughout but Has that All Important Feeling of Warmth, Charm and Character
- Bright, Spacious and Versatile Accommodation
- Superb Modern Fitted Kitchen with Extensive Range of Bespoke Wooden High and Low Level Units, Dekton Worktops, Electric Range Cooker, Range of Integrated Appliances, Feature Vaulted Ceiling and Dual Aspect Cast Iron Wood Burning Stove
- Large Sun Room with Herringbone Style LVT Wood effect Floor, Cast Iron Wood Burning Stove and Feature Vaulted Ceiling
- Large Drawing Room with Herringbone Style Wooden Floor and Cast Iron Wood Burning Stove
- Four Well Proportioned Bedrooms Including Main Bedroom with Double Glazed French Doors to Outside and Jack and Jill En Suite Shower Room
- Excellent Home for Entertaining



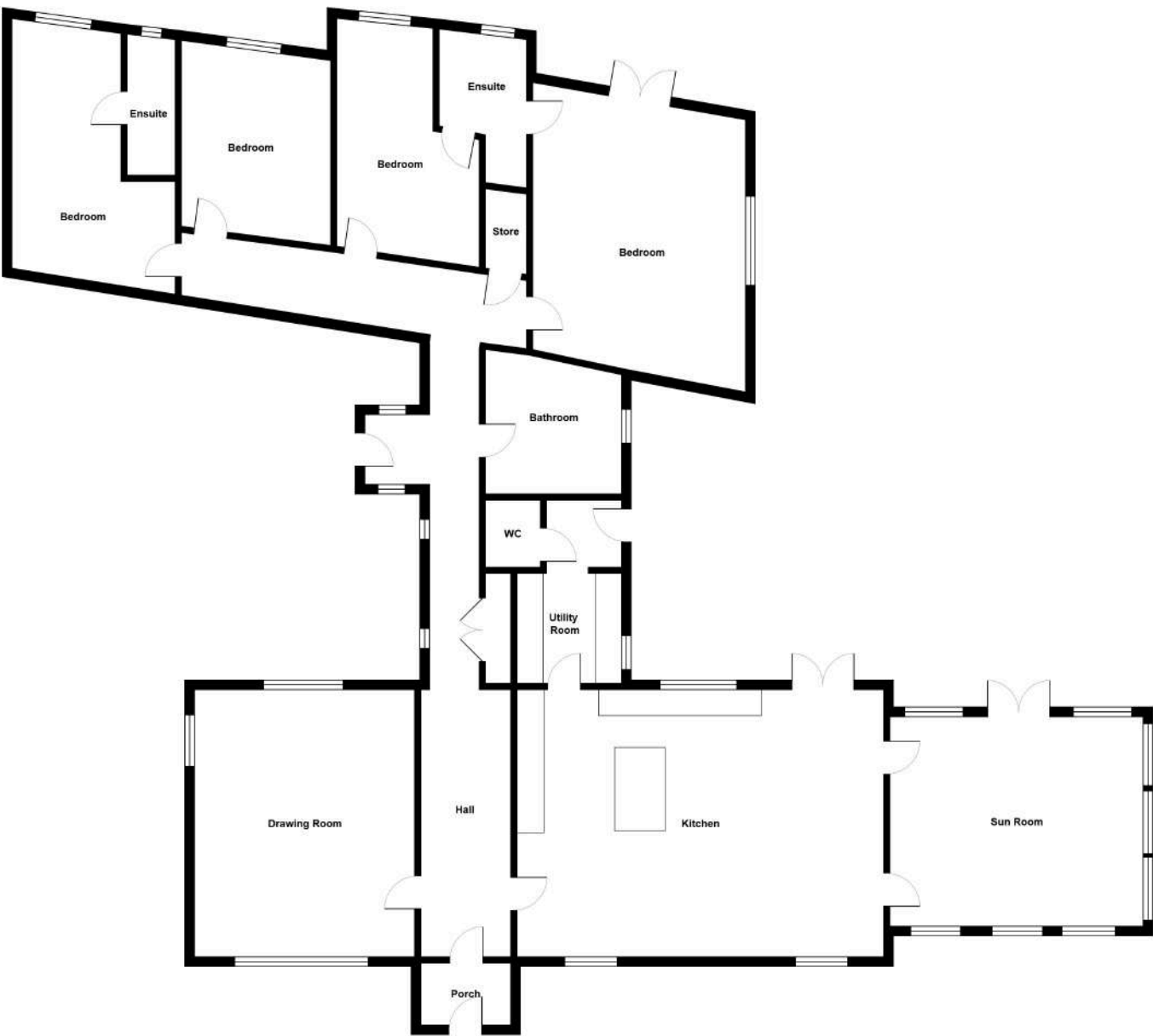
ROOM DETAILS

Ground Floor	Ground Floor	Outside	Outside
<ul style="list-style-type: none">• Enclosed Entrance Porch• Spacious Reception Hall• Drawing Room 20'1" X 16'4"• Superb Modern Fitted Kitchen With Casual Dining/Family Area 27'5" X 20'1"• Sun Room 18'10" X 15'7"• Utility Room• Downstairs WC	<ul style="list-style-type: none">• Bedroom One 19'4" X 15'9"• Jack And Jill En Suite Shower Room• Bedroom Three 17' X 11'• Bedroom Two 19'4" X 12'3"• En Suite Shower Room• Bedroom Four 14'8" X 11'• Bathroom	<ul style="list-style-type: none">• Detached Double Garage 27'10" X 18'4"• Office 31'1" X 11'9"• Barn 18'9" X 18'• Idyllic Semi Rural Site Of Around Half An Acre, House Entered Via Electronic Gates Which Can Be Operated From Your Phone.• Driveway Sweeps Down To Forecourt And Parking Area In Attractive Brick Paviour With Ample Parking For Cars, Caravans, Boats And Horse Boxes, Etc	<ul style="list-style-type: none">• Electric Vehicle Charging Point.• Garden In Lawns To Front, Side And Rear, Various Terraces And Pathways In Attractive Brick Paviour• Outside Taps and Power Points• Built-In Car Power Washer.





FLOOR PLANS



All measurements are approximate and for display purposes only



DIRECTIONS

Heading from Cloughey to Portaferry turn right onto Loughdoo Road.



THE LOCAL AREA

Portaferry is a village steeped in history and heritage. With interesting buildings and architecture it is definitely worth taking a stroll around its streets. Take time to sit on the sea wall and watch the ferry cross the Narrows and the little boats wrestle with the currents of the "Strong Fjord" or walk up to Windmill Hill where you will be rewarded with amazing panoramic views of the Co Down countryside.

ENERGY EFFICIENCY RATING		
Very energy efficient – lower running costs	CURRENT	POTENTIAL
92+ A		
81-91 B		
69-80 C	76	76
55-68 D		
39-54 E		
21-38 F		
1-20 G		
NOT energy efficient – higher running costs		

Scan QR Code for more details and to arrange a viewing.



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