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Clara Villa 6 King Street Newcastle BT33 0HD



Welcome to 'Clara Villa'. Built in approximately 1896 on a corner site on King Street, this Victorian property offers well proportioned accommodation complimented by period features such as cornice ceilings, picture rails and sash windows. Located just on the outskirts of town, with a backdrop of the Mourne Mountains and views to the Sea, this home provides easy access to local amenities including boutique shops and eateries as well as picturesque beach and forest walks.



- 2 Reception Rooms
- 5 Bedrooms
- Bathroom & Shower Room
- Heating from Stanley Cooker
- Garage
- Single-Glazed Sash Windows
- Sea Views
- All Children's Integrated School and Shimna Integrated College are less than 400m away.
- Offers in the Region Of £350,000

Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C		
55-68	D		
39-54	E		
21-38	F		
1-20	G	10 G	34 F

THE PROPERTY COMPRISES:

Ground Floor:

Entrance Porch:

Tiled floor entrance.

Hall:

Wooden floor, cornice ceiling.



Sitting Room:

Bay window with sea view, cornice ceiling and ceiling rose, picture rail, cast iron fireplace, slate hearth. wooden floors.



Living Room:

Pine floors, bay window, wooden fireplace with cast iron and tile inset, slate hearth, picture rail, door to study.



Kitchen:

High and low level units with granite work surfaces, hardwood painted units, integrated ceramic Belfast sink, integrated dishwasher, cupboard for fridge-freezer, plumbed for washing machine, tiled floor, door to back garden.



Dining Room:

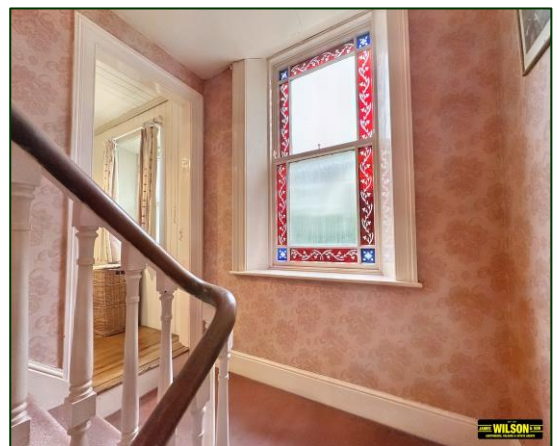
Brick chimney with Stanley stove, tiled floor, plate shelf, built-in cupboards.



Study:

Wooden floor, under stair storage.

Staircase to first floor with wooden balustrade.



First Floor Return:

Bathroom:

Cast iron bath with ball and claw feet, pine floor, WC, vanity unit with wash hand basin, cupboard, pine tongue and groove wall panelling, pine tongue and groove ceiling.



First Floor:

Bedroom 1:

Bay window, cornice ceiling, pine polished floor.



Bedroom 2:

Cornice ceiling, pine polished floor.



Bedroom 3:

Bay window with sea view, cornice ceiling, pine polished floor.



Bedroom 4:

Cornice ceiling, pine polished floor, sea view.



Bedroom 5:

Cornice ceiling, pine polished floor.



Second Floor:



Shower Room:

WC, wash hand basin, quadrant shower cubicle with electric shower.



External:

Pedestrian pathway to front door.

Small garden to rear.

Terrace garden to front with steps, paved path, lawn, trees and shrubs.

Paved patio.

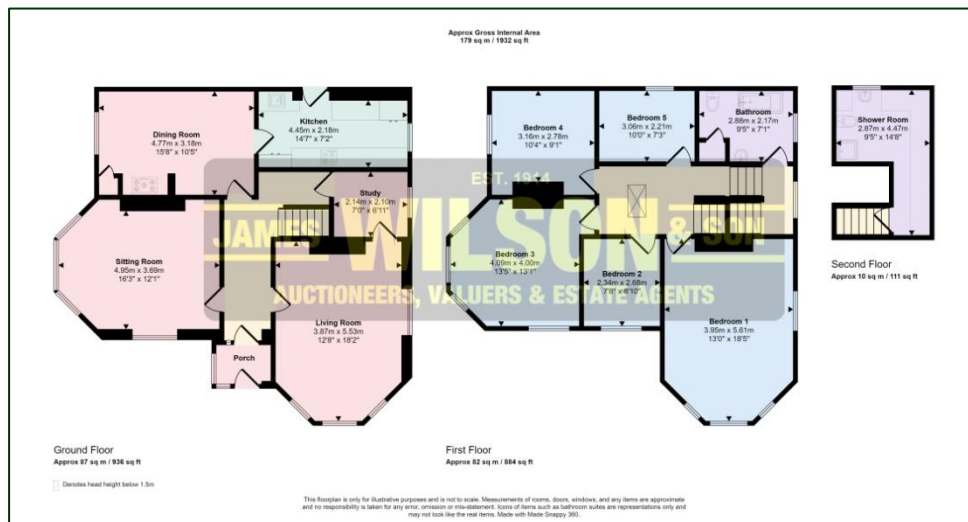
Garage with roller door.

PVC Oil Tank.



Viewings:

By appointments with the Agents.



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