



18 RUNKERRY HOUSE, BUSHMILLS



X 2



X 1



X 2

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus)	A		
(81-91)	B		
(69-80)	C		
(55-68)	D		
(39-54)	E	56	58
(21-38)	F		
(1-20)	G		
Not energy efficient - higher running costs			

OFFERS AROUND £249,950

18 RUNKERRY HOUSE, BUSHMILLS

Situated within the historic Runkerry House development, number 18 forms part of the original carriage house, offering a unique blend of heritage and modern comfort. This two storey townhouse is accessed through the paved courtyard and benefits from two well proportioned bedrooms, one of which includes an ensuite.

The first floor offers an impressive open plan living space, highlighted by vaulted ceilings and beautiful reclaimed wood floors, creating a sense of warmth and character. Partial sea views add a touch of coastal charm to the property, while the surrounding communal gardens provide a peaceful retreat. Like all homes in this prestigious development, direct access to the scenic coastal path ensures the beauty of the North Coast is never far away.

FEATURES

- Originally forming part of the 19th century carriage house.
- Partial sea views towards the North Coast.
- Traditional timber sash windows with double glazing.
- Oil fired central heating.
- Communal gardens plus direct access to coastal paths and beautiful beaches just moments away.

ADDITIONAL INFORMATION

TENURE: Leasehold

ANNUAL RATES: £1,960.80

ANNUAL SERVICE CHARGE: £TBC

SCAN THE QR CODE BELOW FOR FULL DETAILS



VIEWING & FURTHER QUERIES

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ENTRANCE HALL

5.64 m x 1.97 m (18'6" x 6'6")

Tiled floor, cloaks cupboard.

BEDROOM 1

3.71 m x 3.55 m (12'2" x 11'8")

Double bedroom to the front; wood flooring.

ENSUITE

1.74 m x 3.54 m (5'9" x 11'7")

Panel bath with shower over; toilet; wash hand basin; tiled floor; extractor fan.

BEDROOM 2

3.71 m x 3.10 m (12'2" x 10'2")

Double bedroom to the front; wood flooring.

SHOWER ROOM

1.73 m x 3.09 m (5'8" x 10'2")

Large tiled shower cubicle; toilet; wash hand basin; tiled floor; chrome towel radiator; extractor fan.

FIRST FLOOR

OPEN PLAN KITCHEN, LIVING & DINING

5.54 m x 8.86 m (18'2" x 29'1")

Vaulted ceilings; reclaimed wood flooring.

KITCHEN & DINING AREA

Range of fitted units; laminate work surfaces; sink; electric oven & hob with extractor unit over; space for fridge; plumbed for washing machine; Juliet balcony with partial sea views.

LIVING AREA

Cast iron fireplace with wood surround and tiled hearth.

EXTERIOR FEATURES

- Gated development with communal car parking.
- Well maintained communal gardens surround the property.
- Direct access to the coastal path leading to Runkerry Strand and the Giants Causeway.



Regulated
by RICS



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