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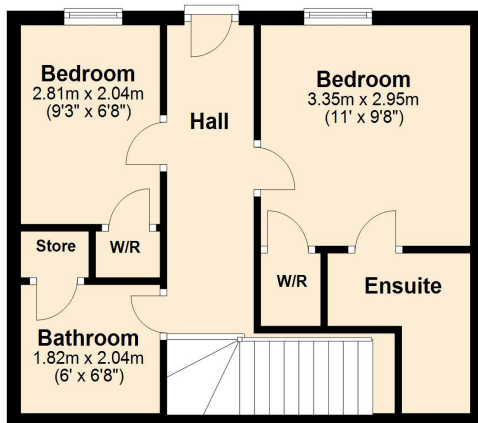
5 THE BARNES
Gilford, BT63 6HB

Offers around
£124,950

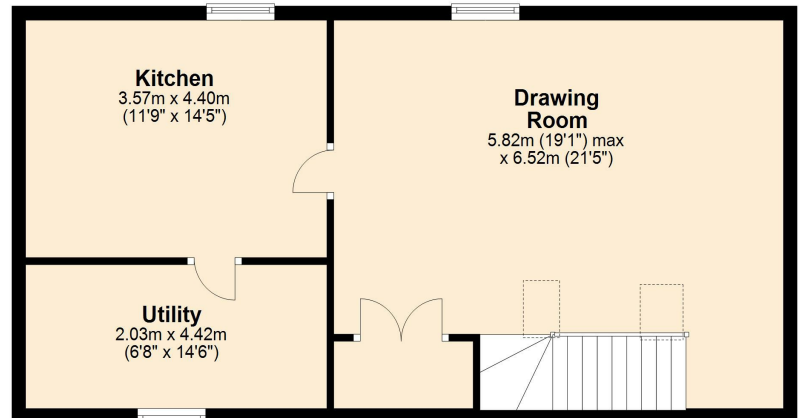




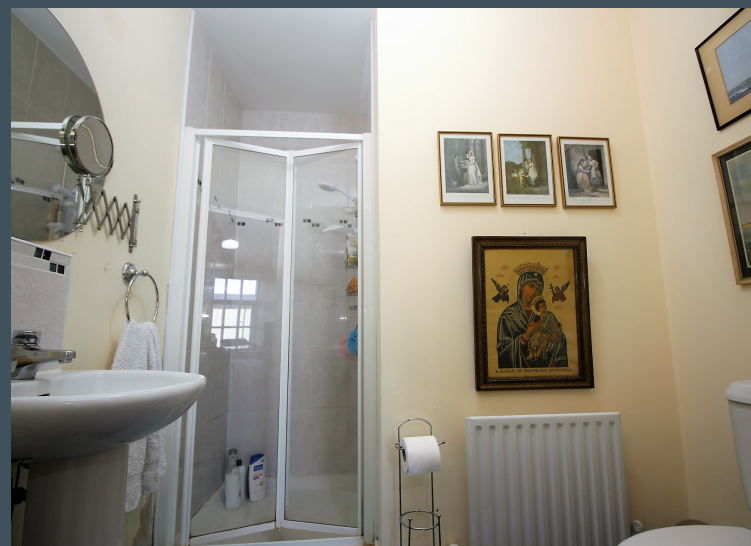
Ground Floor



First Floor



Illustrations are for identification purposes only. Measurements are approximate using a laser measuring device.
Plan produced using PlanUp.



Description

A truly amazing barn conversion forming part of what was originally the barns of neighbouring Stramore House with its Yeomans tower, creating a wonderful opportunity for those seeking a unique and affordable home with immense character for modern living. This small and delightful development enjoys the beautiful and leafy Stramore Road, much admired for its exclusive homes yet convenient by car to Portadown with its M1 connection and indeed Gilford and Banbridge with its A1 carriageway connection. Viewing a must!

Dating back over 200 years, "The Barns" was developed from the various outbuildings constructed to serve the needs of the late Georgian mansion known as Stramore House. The Stramore estate was settled by the Crozier family from Scotland in the late 17th Century. The estate eventually passed to the Richardson family, a name famous in the history of the Irish linen industry. It was Joseph Richardson who built the present Stramore House in 1794, one of the grandest "linen houses" in the Moyallon/Gilford area.

Features

- A quaint stone cottage forming part of a unique development of barn conversions
- Two bedrooms with built-in wardrobes, master bedroom with ensuite shower room
- Striking open plan vaulted drawing room on the first floor with original beam ceiling and built-in cupboard
- Spacious vaulted kitchen with fitted high and low level units
- Separate utility room with fitted low level units and vaulted ceiling
- Bathroom with modern style white suite and built-in cupboard
- Double glazed windows
- Gas fired central heating
- Parking available

Key Information

Tenure:	Freehold
Ground Rent:	NIL
Rates:	£ 933.03 per year as of 13/3/20
Service Charge:	£ 383 per year
Floor area:	1449 sq.ft. approx (Land and Property Services)

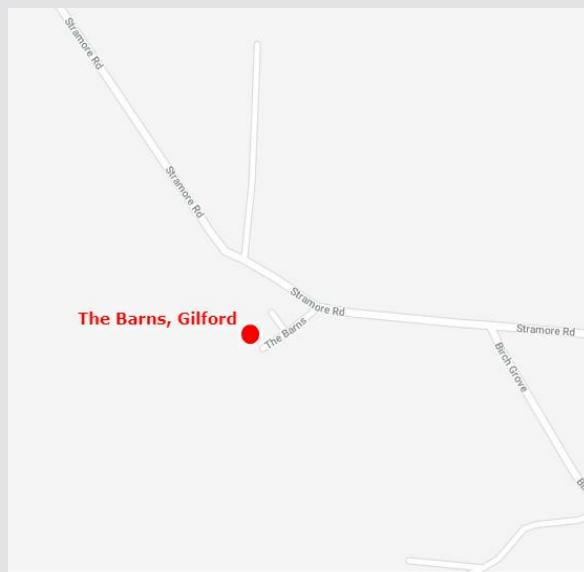
Viewing

Key and accompany and appointment with agent... 9261 2121. Please inform agent as soon as possible if you cannot attend a viewing appointment.

Location

Heading out of Gilford on the Stramore Road, you will find The Barns on your left after Birch Grove.

	Current	Potential
Very energy efficient - lower running costs		
A 92 plus		
B 81-91		
C 69-80		
D 55-68		
E 39-54		
F 21-38	37	42
G 1-20		
Not energy efficient - higher running costs		



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