



**stewart**  
estate agents

**21 - 23 FEUMORE ROAD**  
**Ballinderry Upper, BT28 2LH**

# 21 - 23 FEUMORE ROAD

## Ballinderry Upper, BT28 2LH

### SUMMARY

#### No.21:

- Attractive residence with 2 double bedrooms on the first floor and bedroom 3 and 4, if required, on the ground floor
- Drawing room with feature fireplace and bow window overlooking the rear garden
- Family room with corner window and attractive fireplace and stained-glass screen to kitchen
- Open plan kitchen with range cooker and attractive country style fitted units
- Beautifully designed hallway with front door, stained-glass circular window and feature wall panelling
- Rear hallway leading to a downstairs shower room and separate utility room
- Bathroom on the first floor with floral design WC, wash hand basin and panelled bath
- Mostly PVC double glazed windows
- Oil fired central heating

#### No.23:

- Attractive residence with 3 bedrooms
- Open plan drawing room and dining room
- Beautifully designed kitchen with ample high and low level units
- Bright entrance hallway with PVC front door leading to stairs with a feature window to landing
- Shower room on the first floor with attractive suite
- Rear entrance Porch
- Mostly PVC double glazed windows
- Oil fired central heating
- Detached garage
- Beautifully landscaped and fully mature garden with an array of specimen trees and shrubs





Set in its own mature landscaped gardens and creating a magnificent backdrop to a truly unique opportunity, No.21 Feumore Road is an individually designed country home, extended from the original to provide additional self contained accommodation attached to the side of the property which has its own address as No 23 Feumore Road with a separate access and driveway. The property would be ideal for those seeking an adjoining annex accommodation but could easily connect as a whole property if required.

The property has many original features including some decorative stained glass windows as well as a mature landscaped garden which will provide adornment throughout the year. Viewing a must!



## KEY INFORMATION

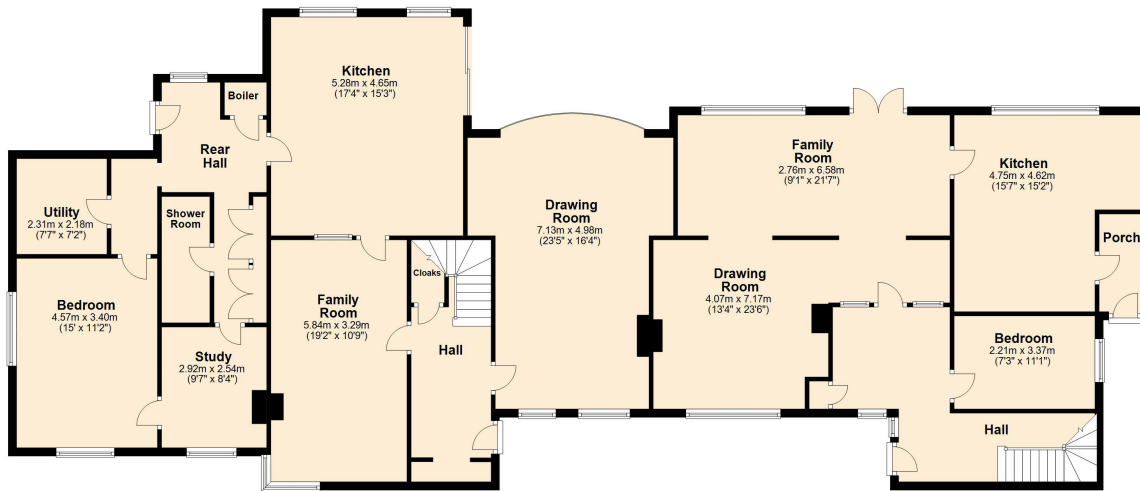
Address	21 - 23 FEUMORE ROAD
	Ballinderry Upper, BT28 2LH
Style	Two Attached Residences
Bedrooms	No. 21 has 2 (but 4 max). No. 23 has 3
Bathrooms	No. 21 has 2. No. 23 has 1
Receptions	2 in each property
Heating	Oil Fired Central Heating
Tenure	Freehold
Floor Area	No. 21 is 1550 sq ft. No. 23 is 1496 sq ft
Price	Offers Around £295,000



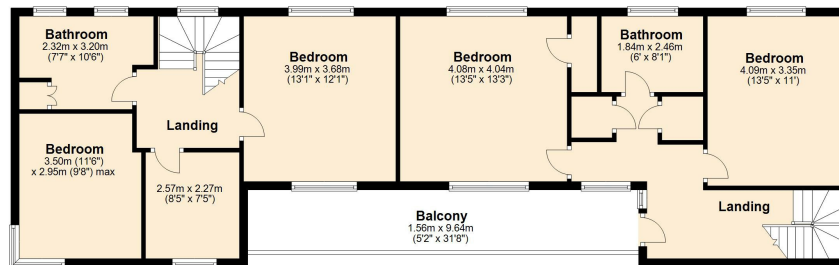


Two attractive residences enjoying a beautifully landscaped and fully mature garden setting

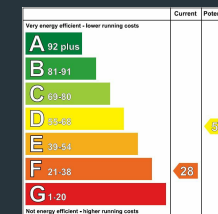
Ground Floor



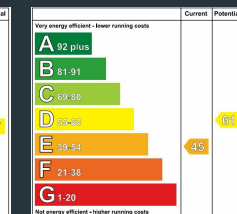
First Floor



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



No. 21 EPC



No. 23 EPC

## IMPORTANT INFORMATION:

These particulars do not constitute any part of an offer or contract. None of the statements contained in these particulars are to be relied on as statements or representations of fact and intending purchasers must satisfy themselves by inspection or otherwise to the correctness of each of the statements contained in these particulars. The vendor does not make or give, and neither Stewart Estate Agents, nor any person in its employment has any authority to make or give, any representation or warranty whatever in relation to this property. Stewart Estate Agents has not tested any equipment, apparatus, fittings or services and cannot verify that these are in working order.