



18A Lenamore Drive,
NEWTOWNABBAY,
BT37 0PQ

Offers Over
£795,000

Viewing by
appointment with
& through agent
028 90 424747



Presenting a rare opportunity to acquire this beautifully appointed 5-bedroom detached residence, ideally located in Lenamore Drive, Jordanstown. This spacious and versatile home is finished to an excellent standard and offers the perfect balance of contemporary design and practical living.

This impressive home offers five well-proportioned bedrooms, providing generous space for family life, guests, or remote working needs.

At the heart of the home is a stylish open-plan kitchen, living and dining area, designed for modern living and entertaining. With sleek finishes and an abundance of natural light, it creates a welcoming and functional space for everyday life.

A separate lounge featuring a contemporary electric fire offers a cosy yet elegant setting — perfect for quiet evenings or more formal gatherings.

Adding further versatility, the property includes an attached self-contained annex complete with its own kitchen and W/C. Currently used as a gym, this adaptable space is ideal as a home office, studio, guest suite, or additional living area.

To the rear, a private and enclosed garden provides a safe and secure environment for children and pets, with plenty of room for outdoor dining and relaxation.

Located in a highly desirable residential area, this home benefits from proximity to excellent schools, local shops, coastal walks, and strong transport links, including Jordanstown Train Station and easy access to the M2 motorway.

This is a truly unique opportunity to secure a spacious, modern family home in one of Jordanstown's most sought-after addresses.

- Five generously sized bedrooms – ideal for family life, guests, or working from home
- Sleek open-plan kitchen, living and dining area – the heart of the home, flooded with natural light
 - Sophisticated lounge with contemporary electric fire – a cosy yet elegant retreat
- Versatile self-contained annex with kitchen and W/C – perfect as a gym, studio, office or guest suite
- Private, enclosed rear garden – safe for children and pets, ideal for al fresco entertaining
 - Dedicated cinema room – your own home theatre experience
 - Spacious driveway with ample parking for multiple vehicles
- Anthracite uPVC double glazing throughout – stylish and energy efficient
 - Oil fired central heating system for year-round comfort
- Prime Jordanstown location – close to coastal walks, top schools, shops and excellent transport links



Telephone 028 9042 4747
www.templetonrobinson.com

The Property Comprises:

Ground Floor

HALLWAY:

LOUNGE: 12' 6" x 20' 0" (3.80m x 6.1m) Feature electric fire with tiled surround. Recessed ceiling lighting. Tiled floor with underfloor heating. Anthracite UPVC double glazed windows.



CINEMA ROOM: 14' 2" x 13' 9" (4.33m x 4.18m)



W/C: 11' 9" x 4' 7" (3.58m x 1.4m) Fully Tiled Floor.

Slate tiled walls. Anthracite UPVC windows. White sink with feature black taps. White low flush toilet. Extractor fan and spotlights.



OPEN PLAN KITCHEN, LIVING AND DINING AREA 27'

3" x 29' 7" (8.3m x 9.02m) Double doors to open plan kitchen, Dining and family room....

Tiled flooring with underfloor heating. Kitchen island with granite worktop. BORA hob and extractor fan. Stainless steel kitchen sink with Quooker hot water faucet. 2 Siemens fan ovens. Siemens steam oven. Siemens coffee machine. Integrated fridge freezer. Feature lighting over kitchen Island.

Dining room with bar area. Wine fridge and regular 1/2 fridge.

Integrated speakers in ceiling. Recessed area for TV. Spotlights. Bi Fold aluminium doors to rear garden.



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Hall to rear to Utility Room.

UTILITY ROOM: Tiled floor, black fitted kitchen units with marbling affect on wooden work top. Anthracite UPVC window. Black sink and tap. larder storage. Integrated dishwasher. Space for washing machine and tumble dryer. Recessed spotlights and recessed under cupboard lighting.

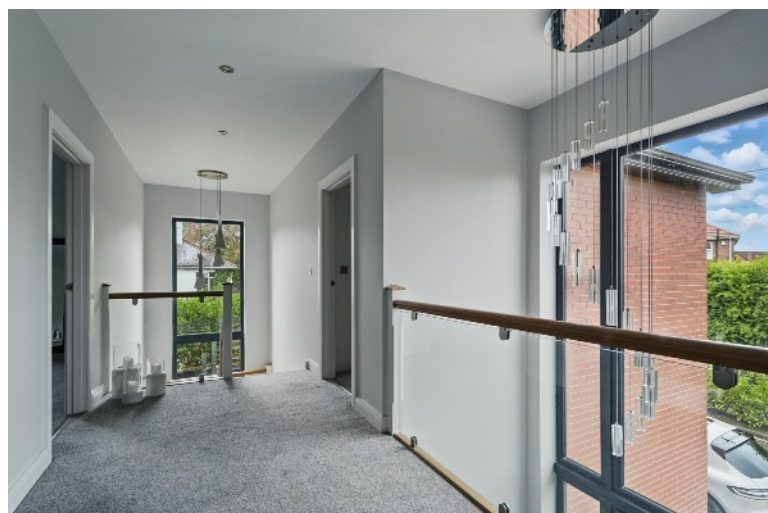


Stairs to First Floor

Black handrail, Anthracite PVC back door to rear garden

First Floor

STAIRS & LANDING Stairs with wooden bannister and glass inserts. Large feature UPVC window. Feature chandelier. Landing area with spotlights. Roofspace access hatch and floored roofspace. Feature black radiator. Minstrel gallery overlooking Hall and Front Door



BEDROOM (1): 12' 8" x 26' 11" (3.87m x 8.21m) Partial laminate flooring and carpeted area. Built in dressing area. Anthracite UPVC windows.

ENSUITE SHOWER ROOM: Tiled floor and pink tiled shower enclosure. Low flush toilet. Rainfall shower and handheld shower head. Heated towel radiator. Sink with built in storage. Feature mirror. Spotlights and extractor fan.



BEDROOM (2): 14' 1" x 14' 5" (4.3m x 4.4m)

ENSUITE SHOWER ROOM: Black tiled floor and shower enclosure. Rainfall shower and body spray. Low flush wc. Sink with chrome taps. Chrome towel radiator. Anthracite UPVC window.



BEDROOM (3): 15' 10" x 10' 6" (4.82m x 3.19m) Anthracite UPVC windows, built in wardrobes.



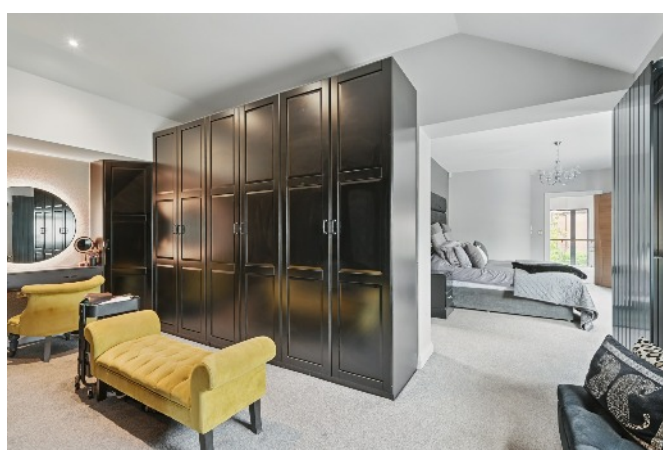
PRINCIPLE SUITE 18' 5" x 12' 7" (5.62m x 3.83m) Anthracite UPVC windows. Feature wallpapered wall. Chandelier. Alarm control. Thermostat. Feature black radiator. TV point.

DRESSING ROOM:

Fitted wardrobes with vanity area. Spotlights. Anthracite UPVC window with frosted glass. Access to stairway....

Panelled hallway. Spotlights. Radiator.

ENSUITE BATHROOM: 14' 5" x 9' 6" (4.4m x 2.89m) White freestanding bath. Black tiled floor and walls. Spotlights. Low flush W/C. Double sink with chrome taps. Mirror with feature light. Heated towel radiator. Glass shower screen, Rainfall shower and handheld shower head. Anthracite UPVC window with frosted glass.



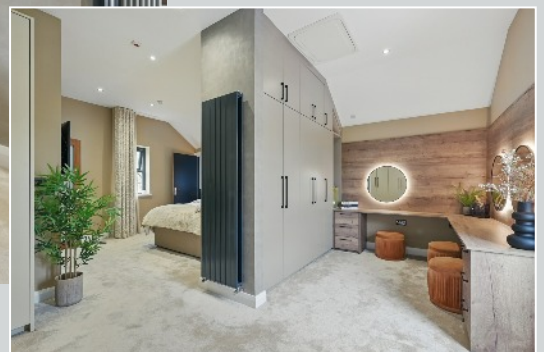
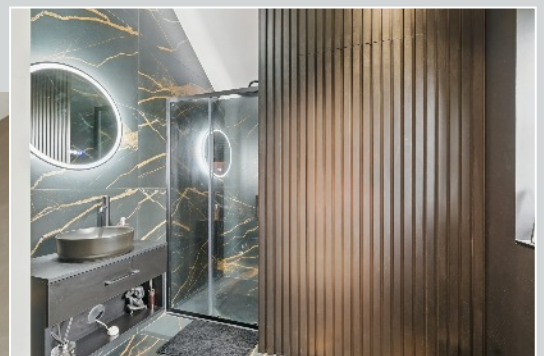


BEDROOM (5): 12' 8" x 11' 12" (3.86m x 3.65m) Anthracite UPVC window. Spotlights.

Feature panel radiator. TV point.

DRESSING ROOM: 6' 9" x 17' 8" (2.06m x 5.39m) Anthracite UPVC windows. Built in wardrobes. Built in desk. Roof space access.

ENSUITE SHOWER ROOM: Black tiled floor and walls. Feature wooden panelled wall. Black low flush W/C. Black sink and taps. Black vanity unit. Spotlights. Heated towel radiator. Shower with rainfall shower head, and handheld shower.



Outside

ANNEX 19' 9" x 16' 1" (6.02m x 4.89m) Annex with small kitchen and W/C
Spotlights, anthracite UPVC door and windows. Currently used as a GYM.
W/C Toilet, sink and taps.

Kitchen sink and worktop. Anthracite UPVC window. Tiled floor. Radiator. Spotlights.

GARDEN Tiled patio area with built in border with planting. Steps to large patio area. Perimeter fencing with gate to front of property. Built in corner seating area. Outside lighting and plug sockets. Shed to side of garden, oil tank and bin store. Outside water tap.







Sizes And Dimensions Are Approximate. Actual May Vary.

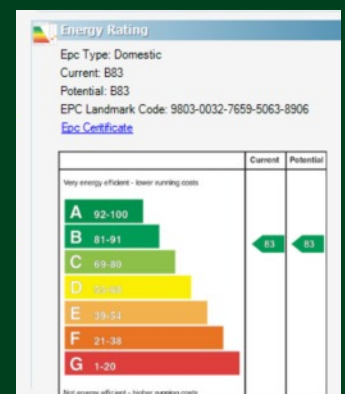
Location:

Coming from Belfast, turn left at traffic lights into Jordanstown Road.

Lenamore is on right hand side approx half way up. Number 18a is on the left hand side.

North Down - 028 90 42 4747
 Lisburn Road - 028 90 66 3030
 Ballyhackamore - 028 90 65 0000
 Lisburn - 028 92 66 1700

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