



Beautifully presented throughout this cottage style semi detached home exudes a delightful warmth and character.

The accommodation within the internal layout offers considerable versatility, a rear room lends itself equally well to a third reception room or third bedroom, particularly as there is a handy shower room adjacent.

Lying between Bangor and Holywood the location is ideal for commuting and local schools, beautiful walks on the lough coastal paths are also just a few minutes away.

Only upon internal inspection can one fully appreciate the numerous qualities of this charming home.

Offers Around
£215,000

31 Seahill Road,
Seahill,
Holywood,
BT18 0DJ

Viewing by
appointment
through agent
028 9042 4747

- Charming & Deceptively Spacious Semi Detached Railway Cottage
- Option of 2 or 3 Bedrooms
- Spacious Living Room
- Separate Dining Room
- Fitted Kitchen with Built-in Oven & Hob
- Modern White Bathroom Suite
- Additional Downstairs Shower Room
- Gas Fired Central Heating
- Private Parking to Front
- Popular & Sought After Location Within Walking Distance of the Train Station & Coastal Path



The Property Comprises:

Ground Floor

uPVC double glazed front door to . . .

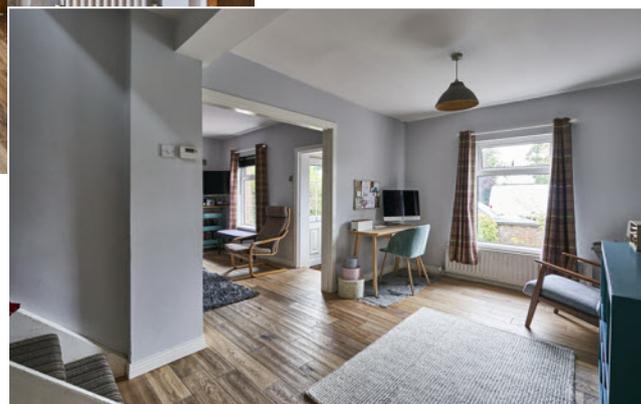
TILED RECEPTION PORCH:

LOUNGE: 12' 6" x 11' 10" (3.8m x 3.6m) Morso multi-fuel burner with tiled hearth and oak mantle, built-in shelving, built-in shelving.



Open plan to . . .

SECOND RECEPTION AREA: 14' 1" x 8' 10" (4.3m x 2.7m)



MODERN FITTED KITCHEN WITH CASUAL DINING AREA: 19' 8" x 9' 10" (6m x 3m) Excellent range of high and low level units, wood effect laminate worktops, twin sink unit with mixer tap, Neff built-in oven and microwave, four ring ceramic hob, stainless steel extractor fan, integrated dishwasher, built-in fridge and freezer, part tiled walls, ceramic tiled floor.



INNER HALLWAY: Tiled floor.

UTILITY ROOM: Plumbed for washing machine, single drainer stainless steel sink unit with mixer tap, range of built-in units, wood block worktops, ceramic tiled floor, gas fired boiler.

SHOWER ROOM: Fully tiled built-in shower cubicle with Redring built-in shower unit, low flush wc, pedestal wash hand basin, tiled splash back, ceramic tiled floor.

BEDROOM (3): 10' 10" x 9' 6" (3.3m x 2.9m) uPVC double glazed patio doors to garden, laminate oak effect wood flooring.



First Floor

BEDROOM (1): 12' 10" x 10' 10" (3.9m x 3.3m) Built-in robes.



BEDROOM (2): 10' 6" x 8' 10" (3.2m x 2.7m) Laminate wood effect flooring.



BATHROOM: Modern white suite comprising wood panelled bath with mixer tap and telephone hand shower, low flush wc, pedestal wash hand basin, fully tiled walls, linen cupboard.

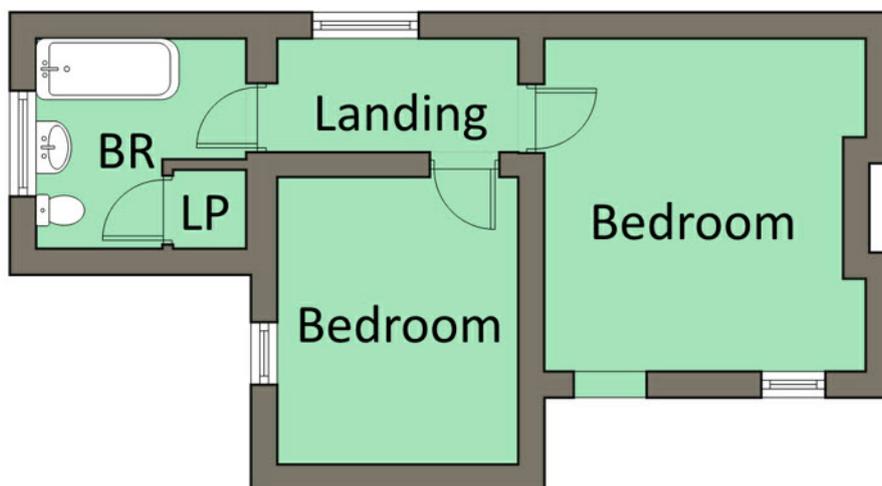


Telephone 028 9042 4747
www.templetonrobinson.com

Outside

Concrete driveway to private parking. Paved front garden. Enclosed, private rear garden in lawns with paved patio.



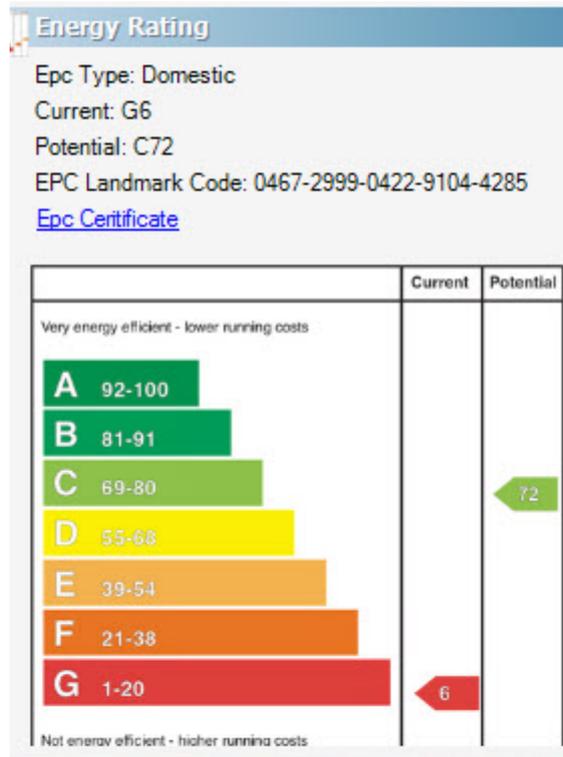


Location:

Coming from Hollywood on the A2, turn left at sign for Rockport School. First left is Seahill Road and property is around 300 yards on the right hand side.

Telephone 028 9042 4747

www.templetonrobinson.com



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 Lisburn Road - 028 90 66 3030
 Ballyhackamore - 028 90 65 0000
 Lisburn - 028 92 66 1700
www.templetonrobinson.com

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