





ULSTER PROPERTY SALES

UPS

Energy Efficiency Rating		Current	Potential
The image reflects your rating code			
A	92-100		
B	81-91		
C	69-80		
D	55-68		
E	45-54		
F	35-44		
G	2-34		

Northern Ireland

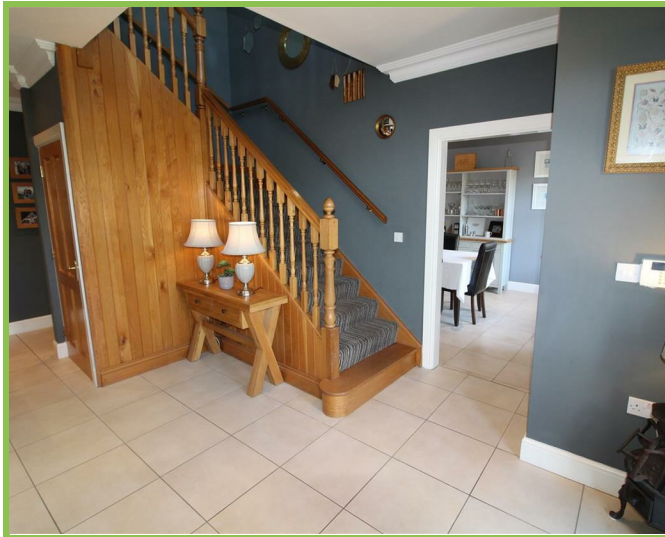
28 The Meadows, Downpatrick, BT30 6LN

Offers Around £370,000

28 The Meadows, Downpatrick, BT30 6LN

This beautifully presented detached family home is situated in this sought after residential development on the desirable Strangford Road, Downpatrick. The immaculately presented accommodation comprises four bedrooms (master en-suite), bathroom with shower cubicle and free standing bath. There are three reception rooms and an attractive kitchen with casual dining area with adjacent utility room. The rear gardens are enclosed with patio area. The property is further enhanced by oil fired central heating and high pressure water system.

There are many accessible amenities including walks by Quoile River and easy walking and commuting to St. Patrick's Golf Club and Downpatrick Cricket Club. The leading schools within the area enjoy excellent reputation and with the re-location of Down High School to within walking distance on the Strangford Road further enhances the appeal of this fine family home.



Entrance Hall

Storage cupboard. Return staircase. Tiled floor.

Lounge

15'11 x 12'09

Fireplace with multi fuel stove.

Kitchen/Casual Dining

13'07 x 12'0

High and low level units with 1 1/2 stainless steel sink unit. Integrated oven and hob with stainless steel extractor fan. Tiled at splashback. Tiled floor.

Dining Room

11'09 x 10'09

Tiled flooring.

Utility Room

8'10 x 8'09

Low level units with stainless steel sink unit. Tiled floor. Back door. Tiled at splashback.

Living Room

12'10 x 11'11

Rear facing.

Cloakroom

White low flush w.c and pedestal wash hand basin. Tiled floor. Tiled at splashback.

First Floor

Return staircase with landing area and feature window.

Master Bedroom

16'0 x 12'08 at widest

Ensuite with shower cubicle with wall shower, pedestal wash hand basin and low flush w.c., Tiled floor.

Bedroom Two

13'09 x 12'0

Rear facing.

Bedroom Three

12'09 x 11'10

Rear facing.

Bedroom Four

11'08 x 10'08

Front facing.

Bathroom

8'10 x 8'09

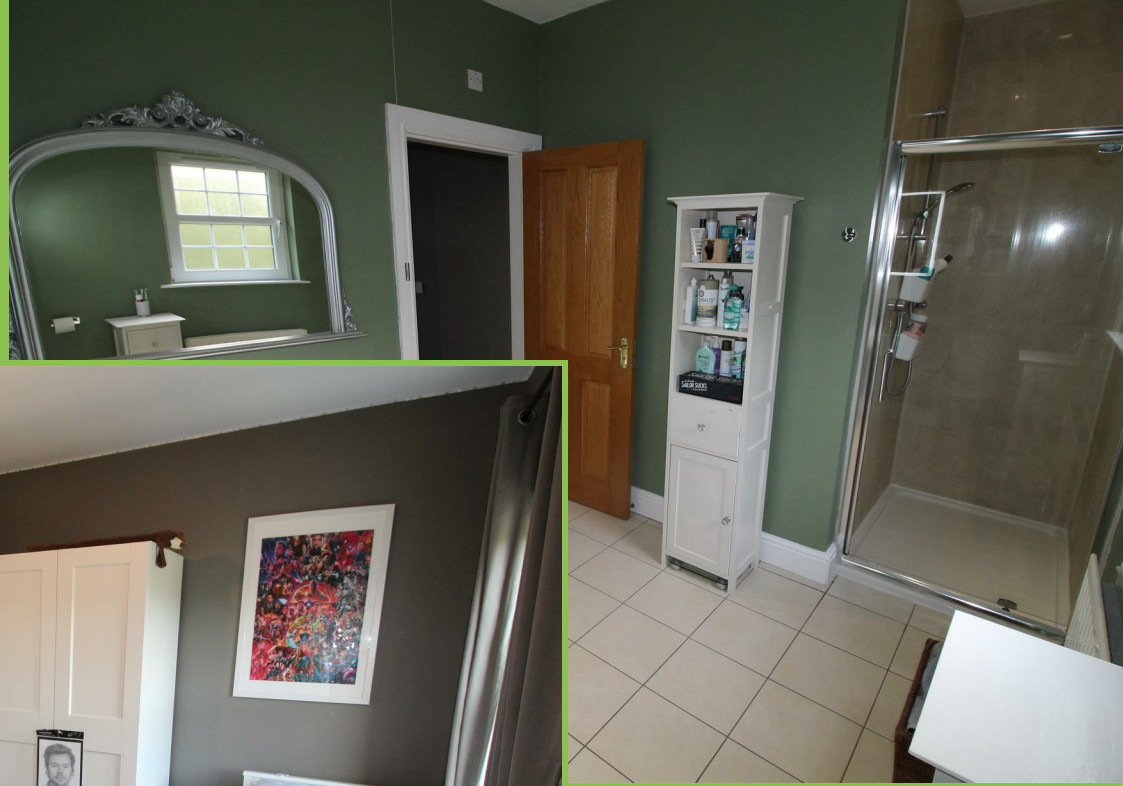
White freestanding bath, low flush w.c., pedestal wash hand basin, shower cubicle with wall shower. Tiled flooring.

Outside

Tarmac driveway to the front with ample parking and gardens in lawn. Enclosed rear garden laid out in lawn with paved patio area and mature trees and shrubs.









Please note we have not tested the services or systems in this property.
Purchasers should make/commission their own
inspections if they feel it is necessary.

NETWORK STRENGTH - LOCAL KNOWLEDGE

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UPS

12 English Street
Downpatrick
County Down
BT30 6AB

ANDERSONSTOWN
028 9060 5200

BALLYHACKAMORE
028 9047 1515

BALLYMENA
028 2565 7700

BALLYNAHINCH
028 9756 1155

BANGOR
028 9127 1185

CARRICKFERGUS
028 9336 5986

CAUSEWAY COAST
0800 644 4432

CAVEHILL
028 9072 9270

DOWNPATRICK
028 4461 4101

FORESTSIDE
028 9064 1264

GLENGORMLEY
028 9083 3295

MALONE
028 9066 1929

NEWTOWNARDS
028 9181 1444

RENTAL DIVISION
028 9047 1515