

ULSTER PROPERTY SALES

UPS

BALLYNAHINCH BRANCH

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Down, BT24 8DN

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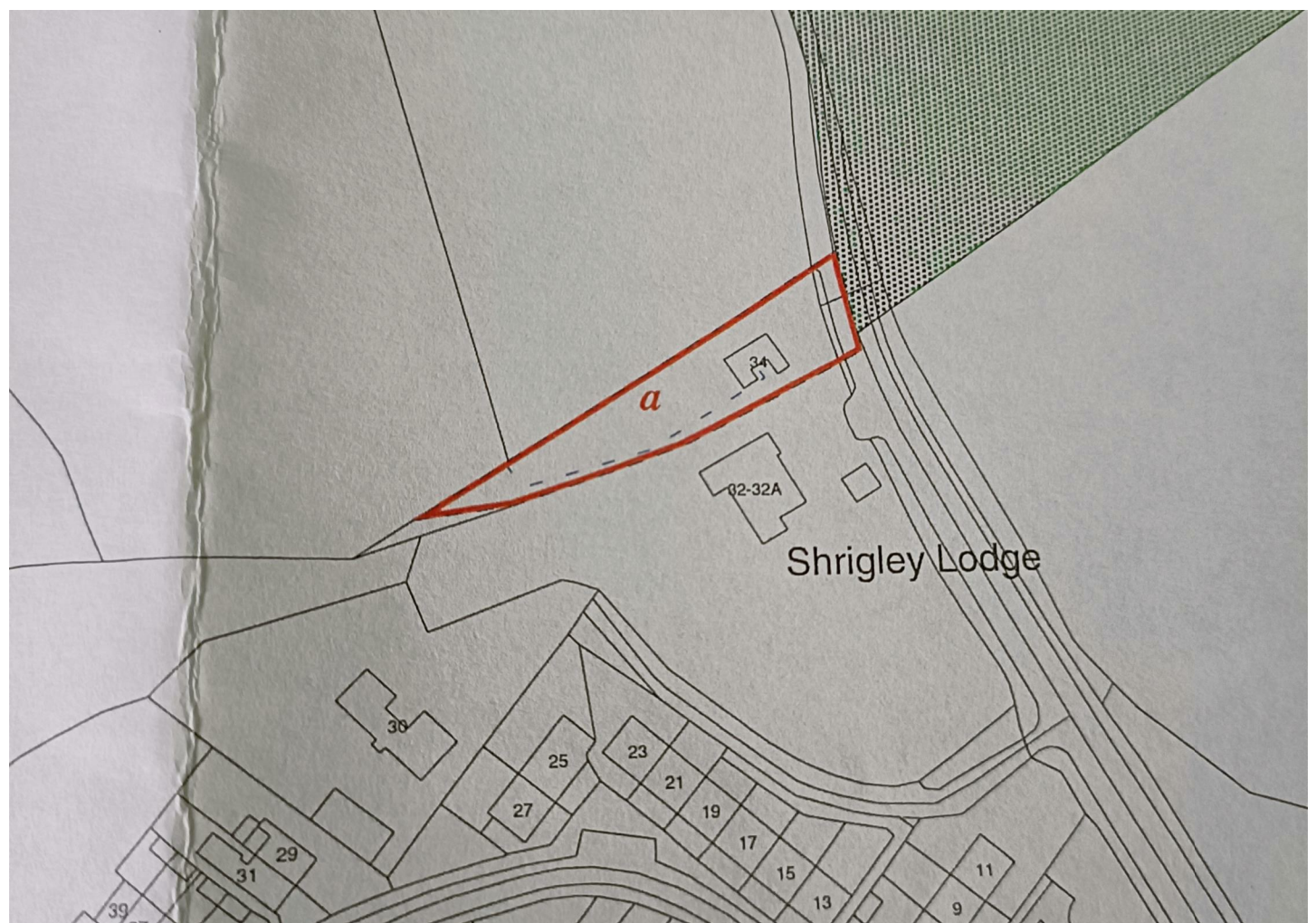
NETWORK STRENGTH – LOCAL KNOWLEDGE



**34 CLEA LOUGH ROAD, KILLYLEAGH,
DOWNPATRICK, BT30 9SY**

OFFERS AROUND £115,000

We are pleased to offer for sale this development site on the outskirts of Killyleagh in Shrigley. The property itself is thought to be beyond repair, but should form the basis for a replacement dwelling subject to planning. The site extends to approximately 0.4 acres and is within the development limit of Shrigley so multiple development may be a possibility subject to planning. This property is priced to sell, and with various opportunities available early viewing is a must.



Key Features

- Development potential
- Inside development limit
- Popular location
- Circa 0.4 acres
- Possible replacement dwelling
- Spacious site










Energy Efficiency Rating

	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
Northern Ireland		EU Directive 2002/91/EC 

Questions you may have. **Which mortgage would suit me best?**

How much deposit will I need? What are my monthly repayments going to be?

To answer these and other mortgage related questions contact our mortgage advisor on 0289 756 1155.

Your home may be repossessed if you do not keep up repayments on your mortgage.

We DO NOT charge for initial mortgage consultations. We may charge a fee on completion depending on circumstances. Our typical fee is £250, however, please confirm with Mortgage Consultant at time of appointment.

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

ULSTERPROPERTYSALES.CO.UK

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 9070 1000



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