

Ballynahinch Branch

24 High Street
Ballynahinch BT24 8AB
028 9756 4400

Downpatrick Branch

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Banbridge Branch

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General Enquiries

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For any enquiry relating to
this property, please contact

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**27 Hillsborough Road
Dromore
BT25 1DE**

**Offers In The
Region Of £285,000**

Terms & Conditions

Please note that these particulars do not constitute an offer or contract of sale. Any prospective purchaser should satisfy themselves by thorough inspection of the property and we recommend that any prospective purchaser should employ the professional services of a building surveyor and consider their findings prior to entering into contract. All such fees associated with this work will be the responsibility of the prospective purchaser regardless of whether the sale completes or not. In addition, none of the appliances or installations have been tested in any way whatsoever and it is our recommendation that a purchaser should fully satisfy themselves by employing an appropriate expert. We would also like to advise that our measurements are taken from the widest points of each room and should not be relied upon as completely accurate. You should not make decisions based on the measurements provided and double check measurements at all times.

Valuation/Mortgage Service

As part of our service we would remind Vendors and potential purchasers that we have a Mortgage Broker available at this branch. If you are thinking of selling, we would be happy to carry out a free market appraisal of your property.

- Detached Family Home
- Three Spacious Double Bedrooms
- First Floor Bathroom With Four Piece Suite
- Detached Garage With Off Street Parking
- Drawing Room Open Plan to Dining Room
- Newly Fitted Kitchen Connected
- Raised Terrace Garden
- Separate Lounge Area
- Gas Central Heating
- EPC- D 60

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D	60	62
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		





Directions

Nestled on the charming Hillsborough Road in Dromore, this delightful detached house, built in 1935, offers a perfect blend of character and modern living. With its spacious layout, the property boasts two inviting reception rooms, ideal for both relaxation and entertaining guests. The three well-proportioned bedrooms provide ample space for family living or accommodating visitors, ensuring comfort and privacy for all. The house features a well-appointed bathroom, catering to the needs of a busy household. The period architecture adds a unique charm, while the potential for personalisation allows you to make this home truly your own. Set in a desirable location, this property benefits from the tranquillity of suburban life while remaining conveniently close to local amenities and transport links. Whether you are a first-time buyer, a growing family, or looking to downsize, this home presents an excellent opportunity to enjoy a peaceful lifestyle in a welcoming community. Do not miss the chance to view this lovely home on Hillsborough Road, where comfort and character await.

GROUND FLOOR

Entrance hallway with wooden flooring leading to rear hall, and built in cloakroom storage. Carpeted stairway leading to first floor. Spacious open planned drawing room, with beautiful fireplace into dining room, with working wood burner fire, large windows either side. Rear hall ,with door leading to rear yard, connects to newly fitted, modern kitchen, with quality range of units including eye level oven and gas hob, space available for washing machine and fridge/ freezer. Additionally you have a further inviting lounge area with wooden flooring, bricked fireplace with open fire inset and bay window.

FIRST FLOOR

Carpeted stairs up to, and including landing with large windows & access to three large double bedrooms and family bathroom. All bedrooms with built in wardrobes and carpeted. Spacious bathroom on laminate flooring including bath, shower cubicle, W.C and hand wash basin.

OUTSIDE

Driveway providing off street parking, large and slightly elevated front garden with mature shrubs and planting along with pavement leading to patio. To the rear, back door leading to rear yard with detached garage and storage shed, raised & enclosed terrace garden with good sized grass area and lots of potential, with steps up to pigeon lofts.

MORTGAGE ADVICE

If you require financial advice on the purchase of this property, please do not hesitate to contact Laura McGeown @ Ritchie & McLean Mortgage Solutions on 07716819003 alternatively you can email laura.mcgeown@ritchiemclean.co.uk

CONTACT

If you require a viewing please get in contact via phone Leanne on 02840622226/07703612260 or email - banbridge@quinnestateagents.com

