



Building Site Adjacent To 25 Tobergill Road, Templepatrick, BT39 0DT

- Mature c.0.4 Acre Building Site
- Impressive Detached Dwelling (c.2,600 sq ft)
- Double Garage & Games Room
- Close Proximity To Surrounding Towns / Villages
- Foundations In Situ
- Full Planning Permission
- Four Bedroom; Three+ Reception
- Rural Views And Setting
- Plans And Maps Available On Request
- Well Sought After Location

Offers Over £110,000
EPC Rating

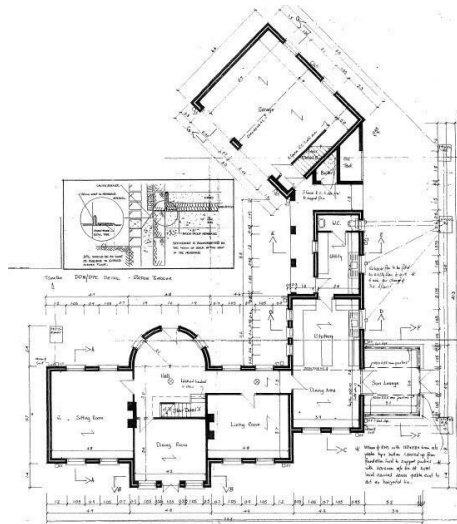
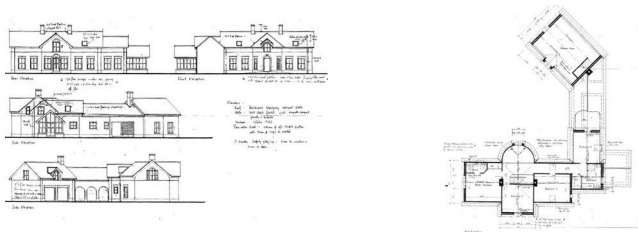


Building Site Adjacent To 25 Tobergill Road, Templepatrick, BT39 0DT



PROPERTY DESCRIPTION





Opportunity to purchase a mature c.0.4 acre building site, benefiting from full planning permission (T/2008/0448/RM), for a single dwelling, double garage and games room, enjoying rural views, located off the Tobergill Road, Templepatrick, in close proximity to main commuter networks, Belfast International Airport, Antrim Area Hospital and surrounding towns/villages.

The property extends to c.2,600 sq ft, plus double garage (c.470 sq ft), with games room above (c.420 sq ft). Accommodation comprises entrance hall, lounge, family room, dining room, sun lounge, kitchen with informal dining area, utility room, furnished cloakroom, four well proportioned bedrooms, to include principal en suite, and separate family bathroom.

Foundations in situ.

Copy of planning permission and maps are available upon request.

For further information or to arrange a viewing please contact Colin Graham Residential.

Early interest highly recommended to avoid disappointment.



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	

Agents Note: Whilst every care has been taken to prepare these sales particulars, they are for guidance purposes only. All measurements are approximate are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers are advised to recheck the measurements

INVESTORS IN PEOPLE
We invest in people Gold

PRS Property
Redress
Scheme

Proudly sponsoring

**Northern
Ireland
Children's
Hospice**

Awards

Telegraph
PROPERTY
AWARDS 2018
in partnership with

Telegraph
PROPERTY
AWARDS 2019
in partnership with

Shortlisted
TheNegotiator
Awards 2018

Shortlisted
TheNegotiator
Awards 2019

THE INVESTORS
IN PEOPLE
AWARDS 2019
Finalist

TheNegotiator
AWARDS 2019
GOLD

WE ARE
MACMILLAN.
CANCER SUPPORT