

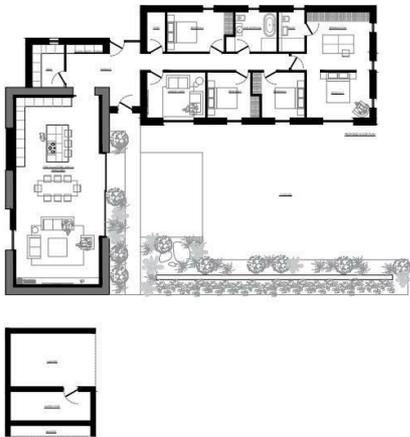
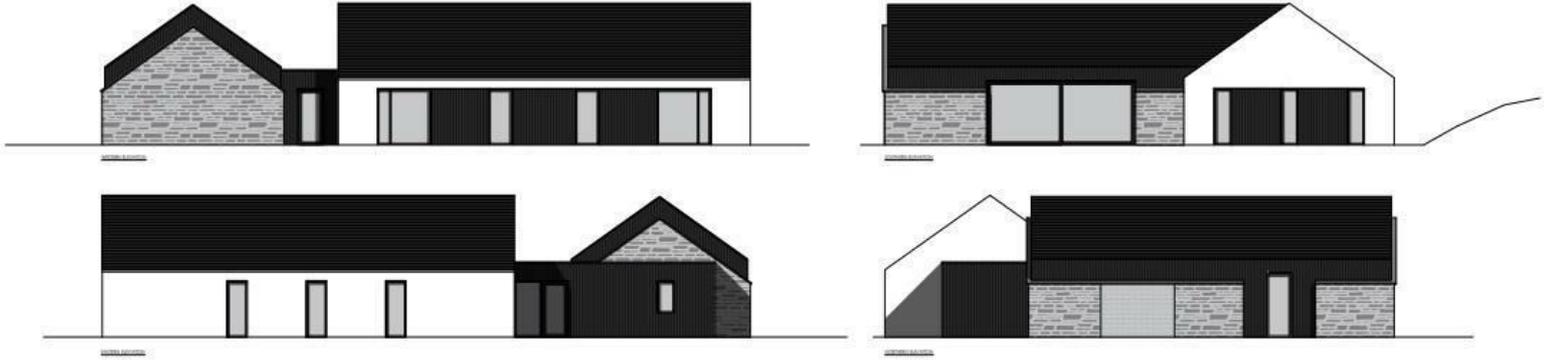


Site 2 Adjacent to 77 Ballybracken Road, Doagh, Ballyclare, BT39 OTE

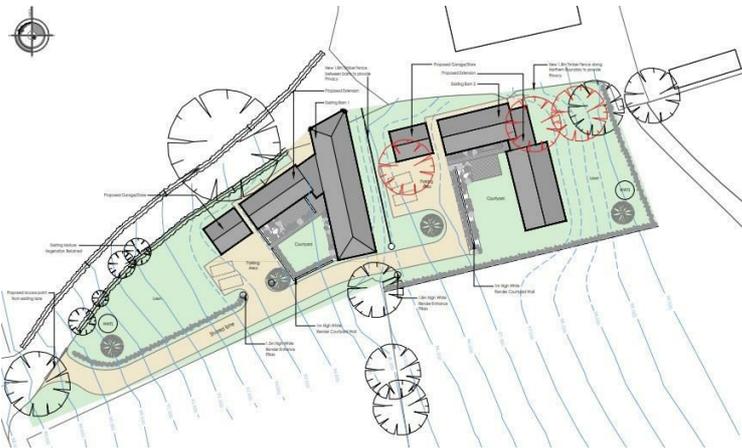
- c.0.35 Acre Building Site
- Conversion & Extension Of Barn
- Four Bedroom; Two Reception
- Access Via Shared Lane
- Additional Land Available
- Full Planning Permission
- Detached Family Home (c.2,070 Sq Ft)
- Detached Garage
- Rural Views
- Plans And Maps Available On Request

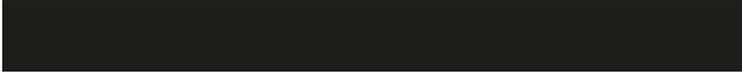
Offers Over **£89,950**
EPC Rating





PROPERTY DESCRIPTION





COLIN GRAHAM RESIDENTIAL

...WE SELL BUILDING SITES

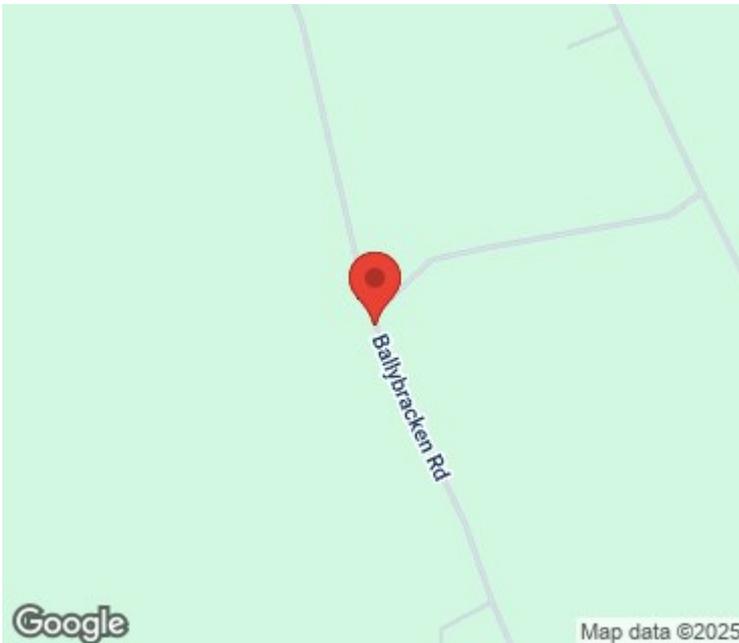
Unique opportunity to purchase a c.0.35 acre building site benefiting from full planning permission (LA03/2024/0174/F), for the conversion and extension of existing barns to provide a four bedroom, two reception detached family home, extending to 2,070 sq ft plus detached garage, occupying a prime site enjoying rural views, located off the Ballybracken Road, Doagh.

c.1.36 acres of additional land available by way of separate negotiation.

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 and 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

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