



## 692 Shore Road, Jordanstown, Newtownabbey, BT37 0PS

- Stunning, Detached, Period Home
- Four Bedroom; Two+ Reception
- Utility Room; Furnished Cloakroom
- Oil Heating; Double Glazing
- Mature, Fully Landscaped Site (c.0.6 acres)
- Fully Renovated Within Recent Years
- Kitchen With Informal Dining Area
- Deluxe Bathroom; Two En Suite Shower Rooms
- Private Driveway; Integral Double Garage
- Uninterrupted Views Of Belfast Lough

Offers Over £850,000

EPC Rating E





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## PROPERTY DESCRIPTION

### ACCOMMODATION

#### ENTRANCE PORCH

Hardwood, double glazed front door with matching side screens and fanlight over. Tiled floor.  
Hardwood, double glazed door with matching side screens leading to:

#### ENTRANCE HALL

Stairwell to first floor gallery landing. Access to under stairs storage and two additional stores.

#### FURNISHED CLOAKROOM

Contemporary, white, two piece suite comprising floating vanity unit and WC. Glass splashback to sink.  
Tiled floor.

#### DRAWING ROOM 19'10" x 13'10"

Dual aspect windows. Elevated view towards Belfast Lough. Open fire in cast iron fireplace with granite hearth and contrasting surround.

#### LOUNGE THROUGH DINING ROOM 28'2" x 13'4"

Dual aspect windows. Elevated view towards Belfast Lough. Open fire in slate fireplace with matching hearth and marble surround.



### KITCHEN WITH INFORMAL DINING AREA 27'6" x 12'10"

Luxury fitted in-frame kitchen with comprehensive range of high and low level storage units with contrasting, solid quartz work surface. Matching island unit with breakfast bar area. Stainless steel 1.5 bowl sink unit. Integrated, Siemens, touch screen induction hob, oven, combination oven and warming tray. Integrated larder fridge and separate integrated larder freezer. Integrated dishwasher. Fitted dresser unit to match kitchen with range of storage units and glass fronted display cabinets. Solid quartz upstand to wall. Tiled floor. Twin sets of PVC double glazed, sliding patio doors to rear garden.

### UTILITY ROOM 16'5" x 6'11"

Range of fitted high and low level storage units with contrasting, granite effect, melamine work surface. Stainless steel sink unit with draining bay. Plumbed and space for washing machine. Space for tumble dryer. Tiled floor. Hardwood, double glazed door to rear garden. Separate, hardwood, double glazed door to driveway. Access to integral garage.

### FIRST FLOOR

### GALLERY LANDING

Access to walk in hot press and partially roof space via slingsby style ladder. Positive air ventilation system.

### PRINCIPAL BEDROOM 19'3" x 13'11"

Dual aspect windows. PVC double glazed French doors leading to balcony. Elevated view towards Belfast Lough.

### WALK IN WARDROBE/DRESSING ROOM 10'3" x 7'8"

Range of fitted wardrobes.

### DELUXE FULLY TILED EN SUITE SHOWER ROOM

Contemporary, white, three piece suite comprising oversized shower enclosure, floating vanity unit with twin sink basins and concealed cistern WC. Thermostatic controlled mains shower unit with drench shower head. Chrome towel radiator. Twin illuminated mirrors.

### GUEST BEDROOM 12'11" x 12'8" (wps)

Dual aspect windows.

### DELUXE FULLY TILED EN SUITE SHOWER ROOM

Contemporary, white, three piece suite comprising oversized shower enclosure, floating vanity unit and WC. Thermostatic controlled mains shower unit with drench shower head. Illuminated mirror over sink. Chrome towel radiator.

### BEDROOM 3 17'8" x 13'5"

PVC double glazed French doors leading to Juliet style balcony. Elevated view towards Belfast Lough.

### BEDROOM 4 13'5" x 10'0"

Elevated view towards Belfast Lough.

### DELUXE FULLY TILED FAMILY BATHROOM

Contemporary, white, five piece suite comprising tile encased bath, separate shower enclosure, floating vanity unit, WC and bidet. Thermostat controlled mains shower unit with drench shower head. Illuminated mirror over sink. Twin chrome towel radiators.

### INTEGRAL DOUBLE GARAGE 23'11" x 16'8"

Power operated double door. Separate service door to utility room. Power, light, low level fitted storage units with work surface area, PVC double glazed windows and oil fired central heating boiler.

### EXTERNAL

Electric operated gates leading to private driveway area finished in tarmac and brick pavior courtyard. Tiled entrance porch.

Mature, fully landscaped site, extending c.0.6 acres, finished in lawn, paved patio areas, decorative stone, pergola, and wide array of mature plants, trees and shrubbery.

Range of external lighting.

Outside tap.

PVC oil storage tank.

### IMPORTANT NOTE TO ALL POTENTIAL PURCHASERS

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.







**Stunning, detached, period, family home, occupying a mature circa 0.6 acre site, enjoying uninterrupted views of Belfast Lough, situated on Shore Road, Jordanstown, Newtownabbey.**


**The property was sympathetically restored within recent years, to an exceptional specification throughout, and accommodation comprises, entrance porch, entrance hall, furnished cloakroom, drawing room, lounge through dining room, kitchen with informal dining area, utility room, principal bedroom with walk in wardrobe/dressing room and en suite shower room, guest bedroom with en suite shower room, two further double bedrooms, and deluxe family bathroom.**

**Externally, electric operated gates lead to private driveway and courtyard to rear, integral double garage, and fully landscaped gardens front, side and rear, finished in lawn, patio areas and range of plants, trees and shrubbery.**

**Other attributes include oil heating, double glazing and convenient location.**

**Early viewing highly recommended to avoid disappointment.**



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) <b>A</b>		
(81-91) <b>B</b>		
(69-80) <b>C</b>		
(55-68) <b>D</b>		
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
Not energy efficient - higher running costs		
	50	62
<b>Northern Ireland</b>	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

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