ULSTER PROPERTY SALES
UPS

BALLYNAHINCH BRANCH
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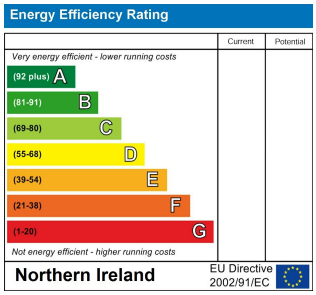
NETWORK STRENGTH – LOCAL KNOWLEDGE

126 OLD BELFAST ROAD

Ballynahinch BT24 8UY

- Detached home extending to approximately 4,500sq ft
- Detached pool house with gym, sauna and large heated swimming pool
- Five plus bedrooms, Two with ensuite
- Option of additional land and yard circa 6 acres
- On main bus route to Belfast
- Large Dining room
- Double Garage and car ports for 7 plus cars
- Large kitchen/ living/ dining area
- Option of additional land and yard
- Large gardens including spacious outdoor BBQ Area



Offers Around £950,000

126 Old Belfast Road

, Ballynahinch, BT24 8UY

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Entrance Porch
8'3" x 6'5" (2.51m x 1.96m)
Glazed front door to entrance porch with tiled flooring.

Entrance Hall
13'2" x 7'2" (4.01m x 2.18m)
Entrance hall with tiled floor and storage areas.

Sitting Room
26'7" x 14'0" (8.10m x 4.27m)
Tiled flooring and bifold doors to patio area.

Kitchen/ Living/ Dining Area
27'6" x 24'2" (8.39m x 7.37m)
A range of high and low level units including granite worktop and island unit, range cooker, integrated oven and hob, space for American fridge freezer. Tiled flooring and double doors to rear.

Utility Room
7'5" x 12'10" (2.26m x 3.92m)
Utility room with two store room and w.c. Door to rear. Tiled floor.

Dining Room
14'2" x 13'9" (4.32m x 4.19m)
Tiled flooring and door to side.

Office/ Reception Room
9'2" x 18'4" (2.80m x 5.59m)
Front facing room with tiled flooring.

Bar/ Games Room
23'8" x 17'10" (7.21m x 5.43m)
Large entertainment room with bar suitable for a variety of uses.

WC
6'11" x 3'3" (2.11m x 1.00m)
W.c and wash hand basin.

Bedroom 1
26'2" x 11'10" (7.98m x 3.61m)
Large bedroom with built in furniture with ensuite.

En-suite
16'2" x 6'3" (4.93m x 1.91m)
Ensuite with walk in shower, low flush w.c and wash hand basin. Tiled floor and walls.

Bedroom 2
23'5" x 11'11" (7.15m x 3.63m)
Large bedroom with built in furniture.

Bathroom
12'3" x 11'11" (3.73m x 3.63m)
Luxury bathroom site with stand alone bath, walk in shower cubicle, low flush w.c and wash hand basin. Heated towel rail. Fully tiled.

Bedroom 3
22'9" x 12'11" (6.93m x 3.94m)
Large bedroom with built in furniture.

Bedroom 4
13'1" x 27'4" (3.99m x 8.33m)
Large bedroom with built in furniture and ensuite. Double door to rear.

En-suite
9'5" x 6'10" (2.87m x 2.08m)
Suite comprising low flush w.c., wash hand basin and shower cubicle. Tiled floor and splash area.

Bedroom 5
11'11" x 11'11" (3.63m x 3.63m)
Side facing bedroom.

Double Garage
16'2" x 24'0" (4.93m x 7.32m)
Large garage with bid fold doors.

Pool House

Entrance Porch
11'6" x 10'0" (3.51m x 3.05m)
Double doors to entrance porch with tiled flooring.

Swimming Pool
59'2 x 30'0 (18.03m x 9.14m)
Large heated swimming pool with cover.

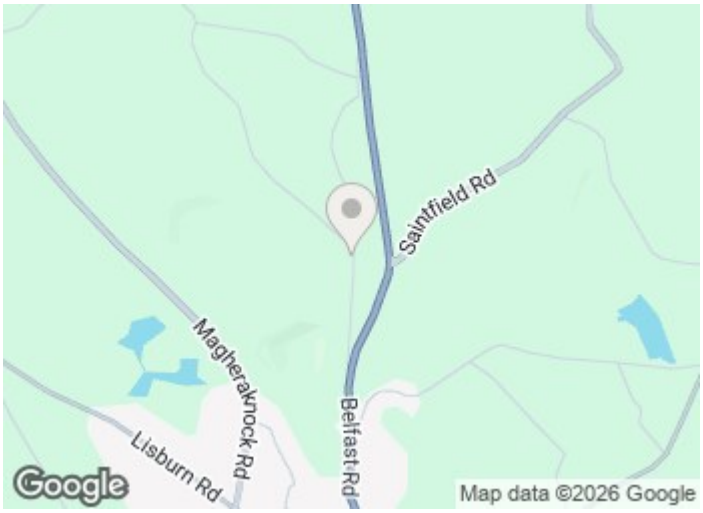
Gym and Sauna
31'0 x 17'9 (9.45m x 5.41m)
Large gym with suana.

Boiler and Control room
9'10" x 8'2" (3.00m x 2.49m)
Boiler and controls for pool.

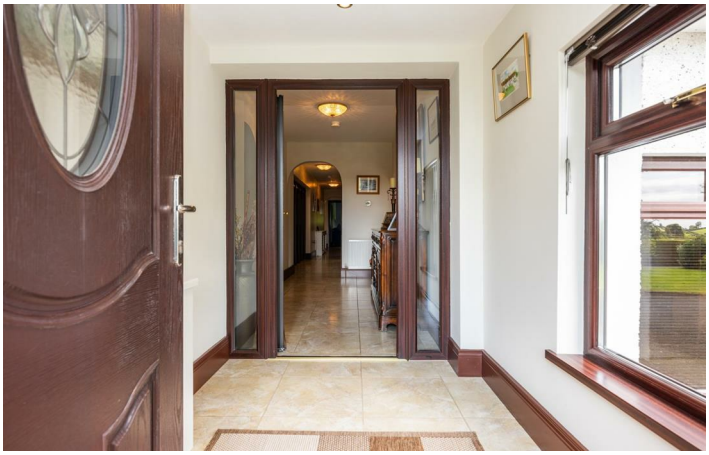
Changing Room 1
Changing room with shower.

Changing Room 2
Changing room with shower.

WC
7'2" x 8'2" (2.18m x 2.49m)
W.c and wash hand basin.



Directions



Floor Plan

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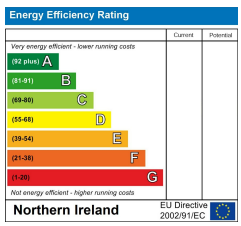

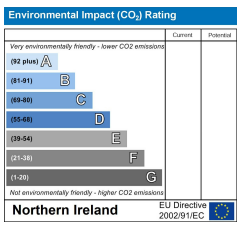

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