



Ashbourne Manor, Belfast Road,

Price £182,500

- Semi-Detached Villa Approx 968 Sq Ft
- Lounge And Kitchen/Dining
- Sunroom
- Cloakroom



Reeds Rains

• *Since 1868* •

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- The Roe, Ashbourne Manor, Belfast Road, Carrickfergus,
County Antrim
Price £182,500

DEVELOPMENT-NAME=ASHBOURNE MANOR

4.32m x 3.12m (14'2" x 10'3")

**** COMING SOON **** Please register your interest with Reeds Rains, Carrickfergus 028 93 351727 Superior family homes for modern day living Enjoy the tranquillity of a waterfront view just 20 minutes from Belfast city centre. Set in the stunning beauty of the north shore of Belfast Lough, Carrickfergus is Antrim's oldest town. Enriched in history with Carrickfergus Castle being the most prominent landmark and widely known as one of the best-preserved Norman castles in Ireland. The collection at Ashbourne Manor includes three and four bedroom detached and semi-detached homes finished in render with traditional brick or stone featuring on many of these stunning new homes that exude style and quality suited to individual family needs It's all about the location It's said to be all about the location when choosing your family home. That's certainly true at Ashbourne Manor, you really do have everything you need close by. The setting of this striking new development offers homebuyers the perfect opportunity to enjoy the richness of living beside the water's edge, close to all local amenities. So, whether you prefer a leisurely stroll along the magnificent Lough shore or enjoy more active pursuits there is definitely something for everyone in the idyllic location. A vibrant mixture of coffee houses and places to eat offering a choice and a friendly service are all on your doorstep. Carrickfergus has many primary and secondary schools catering for all levels of educational needs, as well as a range of sporting clubs. Getting out and about From city shopping in Belfast, to family days out at Belfast Zoo; from strolls around the Marina, to events in the SSE Arena, just take a short drive and you're there. With Belfast International Airport 30 minutes away and Belfast City Airport 20 minutes away, the world really is on your doorstep. Local train and bus services run regularly for those who want to choose to leave the car at home. Attention to detail The collection of new homes at Ashbourne Manor offers homebuyers a choice of 11 exceptional house types. Each property is

designed to reflect the needs of modern family living with well thought out room layouts, considered floor plans and high specification finishes throughout, plus a meticulous attention to detail that is the cornerstone of every Lotus Home. Many of the house types also offer the additional extra of an optional spacious sunroom, perfect for sharing with friends and family, or providing that extra bit of living space. Whatever your needs you'll find your perfect place at Ashbourne Manor.

ENTRANCE HALL

LOUNGE

KITCHEN / DINING

5.33m x 4.04m (17'6" x 13'3")

SUNROOM

WC

1.93m x 0.94m (6'4" x 3'1")

FIRST FLOOR

MASTER BEDROOM

4.17m x 3.25m (13'8" x 10'8")

ENSUITE

2.01m x 1.78m (6'7" x 5'10")

BEDROOM 2

3.12m x 2.84m (10'3" x 9'4")

BEDROOM 3

2.84m x 2.11m (9'4" x 6'11")

BATHROOM

2.16m x 2.08m (7'1" x 6'10")



For full EPC please contact the branch

IMPORTANT NOTE TO PURCHASERS: We endeavour to make our sales particulars accurate and reliable, however, they do not constitute or form part of an offer or any contract and none is to be relied upon as statements of representation or fact. The services, systems and appliances listed in this specification have not been tested by us and no guarantee as to their operating ability or efficiency is given. All measurements have been taken as guide to prospective buyers only, and are not precise. Floor plans where included are not to scale and accuracy is not guaranteed. If you require clarification or further information on any points, please contact us, especially if you are travelling some distance to view. Fixtures and fittings other than those mentioned are to be agreed with the seller.