

**Garage (1):** 20'0 x 16'7 (currently sub divided) with up and over door, light, power.  
**separate w.c.** and wash hand basin.  
Pedestrian door leading to:

**Garage (2):** 16'9 x 20'0 with roller door light and power. Vehicular access by way of shared lane.

Additional Concrete hard stand accessed by shared laneway

**For Further Details and Permission to View Contact Selling Agents**

**Solicitor:**  
M/s J W Pinkerton & Son,  
Linenhall Street, Ballymoney

**Property Reference:**  
CR4378.TP.01116



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92-100) <b>A</b>		
(81-91) <b>B</b>		
(69-80) <b>C</b>		
(55-68) <b>D</b>		
(39-54) <b>E</b>		53
(21-38) <b>F</b>	24	
(1-20) <b>G</b>		
Not energy efficient - higher running costs		

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## Bushmills

### 5 Drumnagee Road, BT57 8TE

This exceptional property, the perfect base to explore the nearby Giants Causeway and Causeway Coast is an ideal retirement bungalow, holiday home or indeed family home with the local primary school within walking distance and enjoys relaxing views over the surrounding countryside to the coast and Rathlin beyond. Lovingly maintained throughout and offering well proportioned accommodation comprising 3 bedrooms (master with ensuite) 2 reception rooms to include a beautiful Sunroom overlooking immaculately maintained rear garden and surrounding countryside and benefitting from **2 garages** and concrete hard stand. This is a property to be viewed at the earliest opportunity!

**Offers Around £199,950**

**Coleraine Office**  
20 New Row  
Coleraine BT52 1AF

**T : 028 7034 2224**

[www.mcafeeproperties.co.uk](http://www.mcafeeproperties.co.uk)

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**Location:**

Leaving Bushmills on the Whitepark Road continue for approximately 3.2 miles through the village of Lisnagunogue and Drumnagee Road is located on the right hand side.

**Accommodation  
Comprising:**

**Entrance Hall:**

With double cloaks cupboard and storage cupboard.



**Lounge:**

15'10 x 15'4 with feature marble surround fireplace with marble hearth and piped for gas fire.



Enclosed paved garden to rear with steps to raised area laid in lawn.

Outside Lights



### Bathroom and w.c. Combined:

With white suite comprising 'Sottini' wash hand basin with vanity unit and drawer, 'Sottini' bath and top flush w.c., fully tiled walk in corner shower cubicle with 'Aqualisa Quartz Electric 9.5' shower fitting, half tiled walls with one feature fully tiled wall behind bath, towel radiator, extracto fan with light, tiled floor and spot lighting.



### Exterior Features:

Well tended garden laid in lawn to front dotted and bordered by a variety of trees, plants and shrubs

Tarmac driveway to side and additional tarmac parking to front



View from front of property over the surrounding countryside to the coast and Rathlin beyond.



### Kitchen / Dinette:

19'10 x 11'4 with bowl and half stainless steel sink unit, range of eye and low level units incorporating glass display unit with light, saucepan drawers, integrated fridge and 'Bosch' dishwasher, built-in 'Simens' microwave, single oven and hob. Tiled walls between eye and low level units, 'African' slate tiled floor, recessed lights and French door leading to Sunroom.

### Utility Room:

6'1 x 5'3 with single drainer stainless steel sink unit, low level units, plumbed for automatic washing machine, part tiled wall over worktop and tiled floor. **Hotpress.**



**Sun Room:**

15'6 x 10'1 with multi-fuel stove with slate tiled hearth, solid wooden flooring, T.V. point and French doors leading to rear garden.



**Bedroom (2):**

12'10 x 11'2 with range of built-in wardrobes and T.V. point.



**Bedroom (1):**

11'9 x 9'5 with double built-in wardrobe. **Ensuite:** comprising top flush w.c., pedestal wash hand basin, fully tiled walk-in shower cubicle with 'Mira Sport' fitting, fully tiled walls and tiled floor.



**Bedroom (3):**

11'8 x 9'4 with double built-in wardrobe.

