

3 The Square  
Ballynahinch  
BT24 8AE

49 - 51 Market Street  
Downpatrick  
BT30 6LP

3 Newry Street  
Banbridge  
BT32 3EA

Sales and lettings:  
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[ballynahinch@quinnestateagents.com](mailto:ballynahinch@quinnestateagents.com)  
[downpatrick@quinnestateagents.com](mailto:downpatrick@quinnestateagents.com)  
[www.quinnestateagents.com](http://www.quinnestateagents.com)

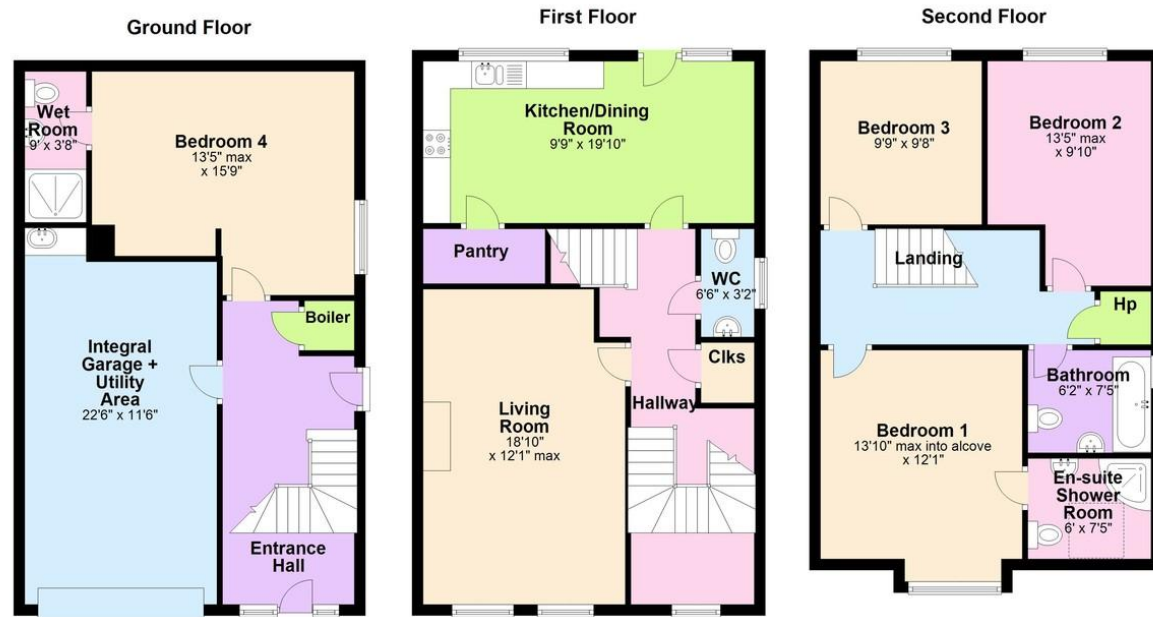
# QUINN

Property Sales &  
Letting Specialists

T 028 9756 4400

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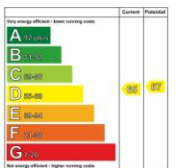


**20 Demesne Park  
Downpatrick  
BT30 6WG  
Offers In Region Of  
£154,950**

- Semi Detached Family Home
- Four Bedrooms, Two En-Suite
- Generous Living Room
- Modern Open Plan Kitchen & Dining Area
- Family Bathroom
- Off Road Parking
- Integral Garage & Utility Area
- Enclosed Rear Entertaining Area
- Chain Free Sale
- Early Viewing Recommended

Secure this home with our in house  
Financial Advisors Ritchie McLean.

**RITCHIE McLEAN**  
MORTGAGE SOLUTIONS



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Located in the ever popular Demesne development, we are most pleased to welcome this stylish, semi detached, split level family home to the sales market. Finished to a very high standard throughout, the property comprises a generous living room, open plan kitchen and WC on the first floor, three bedrooms including Master En-Suite and family bathroom on the second floor and fourth bedroom with wet room, integral garage and utility area on the lower ground floor.

The property is further enhanced with off road parking, while the rear of the property is fully enclosed and is comprised of a paved and lawn area. This home will surely appeal to those seeking a property with nothing to do but move in and enjoy! Organise your viewing via Edel in our Downpatrick branch.

**13' 10" x 12' 1" (4.22m x 3.68m)**

**ENSUITE SHOWER ROOM**  
**6' 0" x 7' 5" (1.83m x 2.26m)**

**BEDROOM 2**  
**13' 5" x 9' 10" (4.09m x 3m)**

**BEDROOM 3**  
**9' 9" x 9' 8" (2.97m x 2.95m)**

**BATHROOM**  
**6' 2" x 7' 5" (1.88m x 2.26m)**

**GROUND FLOOR ENTRANCE HALL**  
leading to

**BEDROOM 4**  
**13' 5" x 15' 9" (4.09m x 4.8m)**  
leading to wet room

**INTEGRAL GARAGE & UTILITY AREA**  
**22' 6" x 11' 6" (6.86m x 3.51m)**

**FIRST FLOOR HALLWAY**

**LIVING ROOM**  
**18' 10" x 12' 1" (5.74m x 3.68m)**

**KITCHEN/DINING ROOM**  
**9' 9" x 19' 10" (2.97m x 6.05m)**  
leading to pantry

**WC**  
**6' 6" x 3' 2" (1.98m x 0.97m)**

**SECOND FLOOR LANDING**

**BEDROOM 1**



**Terms & Conditions**

Please note that these particulars do not constitute an offer or contract of sale. Any prospective purchaser should satisfy themselves by inspection of the property. None of the appliances or installations have been tested in anyway whatsoever. It is our recommendation that a purchaser should fully satisfy themselves by way of survey by an appropriate expert. We would also like to advise that our measurements are taken from the widest points of each room.

**Valuation/Mortgage Service**

As part of our service we would remind Vendors and potential purchasers that we have a Mortgage Broker available at this branch. If you are thinking of selling, we would be happy to carry out a free market appraisal of your property.

