



27 THORNLEIGH DRIVE, LISBURN, BT28 2DA



- A Well Presented And Spacious Detached Bungalow Pleasantly Situated Within This Highly Desirable And Convenient Residential Location
- Spacious Lounge/Dining Area With Stone Built Fireplace
- Fitted Kitchen/Dinette With Integrated Appliances
- Three Bedrooms (One With Extensive Range Of Built In Robes)
- Bathroom With Bath And Shower Cubicle
- PVC Double Glazed Conservatory
- Enclosed And South Facing Rear Patio Garden With Private Aspects

PRICE: OFFERS IN THE REGION OF £225,000

VIEWING BY APPOINTMENT THROUGH AGENTS

ENERGY EFFICIENCY RATING D66

REF:HG230125DL

- Attached Garage And Tarmac Driveway
- Gas Fired Central Heating System With Combi Boiler
- PVC Double Glazed Windows And External Doors
- PVC Fascias And Soffits
- An excellent detached bungalow situated close to Tesco, Lidl and Lisburn city centre, we strongly recommend early viewing

ACCOMMODATION

Measurements are approximate.

ENTRANCE HALL:

PVC double glazed entrance door. Oak laminated timber floor. Glazed doors to Lounge and Kitchen

CLOAKROOM:

Low flush suite. Low flush wc. Wash hand basin. Part tiled walls. Oak laminated timber floor.

LOUNGE:

6.70m (22'0") x 4.25m (13'11")

Stone fireplace and tiled hearth. Coal effect gas fire. Plaster finish.

FITTED KITCHEN/DINETTE:

3.65m (12'0") x 3.50m (11'6")

Range of high and low level units with granite effect worktops. Bowl and a half single drainer stainless steel sink unit with mixer tap. Belling integrated oven and Bosch gas hob. Concealed extractor hood. Part tiled walls. Tiled floor. Under unit lighting. Plumbed for washing machine. PVC double glazed door to driveway.



BEDROOM (1):**4.27m (14'0") x 3.18m (10'5")**

Measurement to include range of built in robes.

**BEDROOM (2):****3.65m (12'0") x 3.06m (10'0")****BEDROOM (3):****3.55m (11'8") x 2.60m (8'6")****BATHROOM:**

Panelled bath. Shower cubicle with Triton thermostatic shower. Pedestal wash hand basin with mixer tap. Close couple low flush wc. Tiled walls. Separate built in cupboard with combi gas fired boiler.

**ROOFSPACE:**

Wooden folding ladder to insulated roofspace with light.

OUTSIDE:

Front garden laid in lawn with mature shrubs. Tarmac driveway. Enclosed and south facing rear patio garden with private aspects.

**PVC DOUBLE GLAZED CONSERVATORY:****3.00m (9'10") x 2.17m (7'1")**

PVC double glazed door.

**ATTACHED GARAGE:****6.10m (20'0") x 2.87m (9'5")**

Up and over door. Light and power.

TENURE:

We have been advised the tenure for this property is leasehold, the lease is 10,000 years and the annual ground rent is £25, we recommend the purchaser and their solicitor verify the details.

RATES PAYABLE:

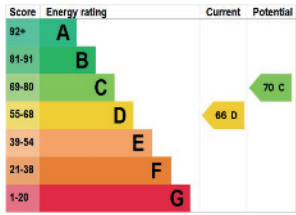
For period April 2024 to March 2025 £1305

DIRECTIONS:

From Antrim Road turn into Thornleigh Drive, number 27 is on the left.

Please note we have not tested any systems in this property, we recommend the purchaser checks all systems are working prior to completion.





27 Thornleigh Drive, Lisburn

Approximate Gross Internal Area = 122.2 sq m / 1315 sq ft
 Garage / Conservatory = 24.2 sq m / 260 sq ft
 Total = 146.4 sq m / 1575 sq ft

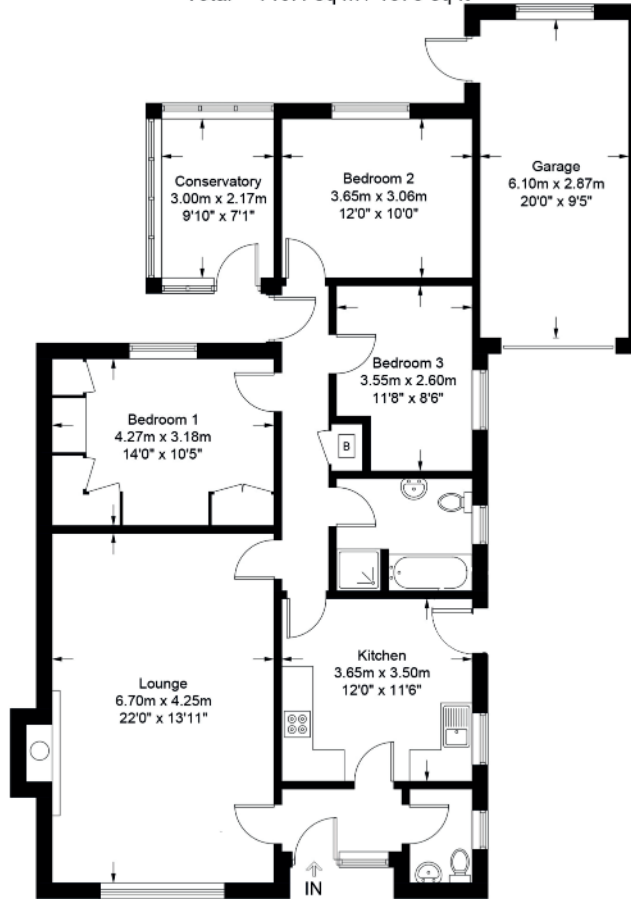


Illustration for identification purposes only, measurements are approximate, not to scale. Fourlabs.co © 2025 (ID1160074)



VALUATION SERVICE

We can arrange a FREE pre sale valuation of your property at a time to suit you.

www.hgraham.co.uk

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