

ULSTER PROPERTY SALES

# UPS

## BALLYHACKAMORE BRANCH

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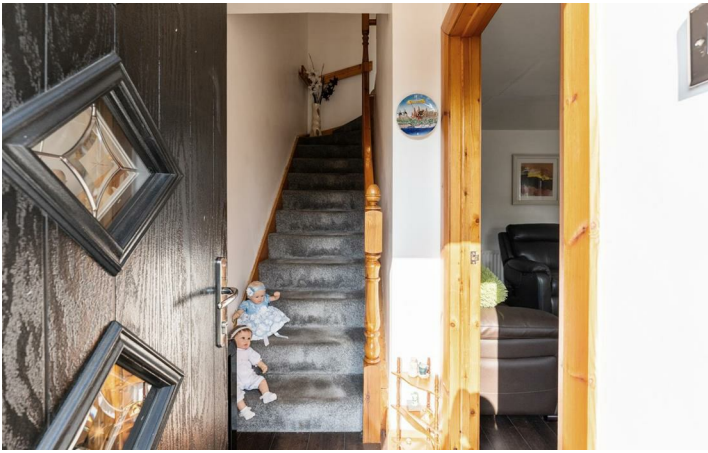
NETWORK STRENGTH - LOCAL KNOWLEDGE



**4 STRONE PARK, DUNDONALD,  
BT16 1UW**

**OFFERS AROUND £125,000**





Located in Strone Park, Dundonald, this attractive semi-detached house presents an excellent opportunity for families and professionals alike. The property boasts a well-proportioned living room, with laminate flooring, kitchen with built in oven and hob and dining area including sliding doors to the rear and on the first floor, you will find three bedrooms and a shower room

Additional features of this property include gas heating, PVC double glazing and also benefits from a driveway, providing parking for one vehicle.

This semi detached home is not only attractive but also offers a wonderful living experience in a sought after neighbourhood. With its combination of space, comfort, and modern amenities, it is an ideal choice for those looking to settle in Dundonald and an internal viewing is recommended to appreciate fully all it has to offer.

## Key Features

- Excellent Semi-Detached Property In Popular Location
- Spacious Living Room With Wood Laminate Flooring
- Kitchen With Built-In Oven And Dining Area
- Three Well Proportioned Bedrooms
- Shower Room With Panelled Walls
- Gas Heating & PVC Double Glazed Windows
- Driveway And Decking Area To Rear
- Convenient Location Close To A Range Of Amenities



## Accommodation Comprises

### Entrance Hall

Laminated strip wood flooring.

### Living Room

17'0 x 11'5

Laminated strip wood flooring.

### Kitchen

15'0 x 8'8

Excellent range of high and low level units, oven and ceramic hob, plumbing for washing machine, part tiled walls, sliding door to rear.

### First Floor

#### Landing

Storage cupboard. Gas boiler.

#### Bedroom 1

10'0 x 8'5

#### Bedroom 2

7'8 x 7'0

Laminated strip wood flooring.

#### Bedroom 3

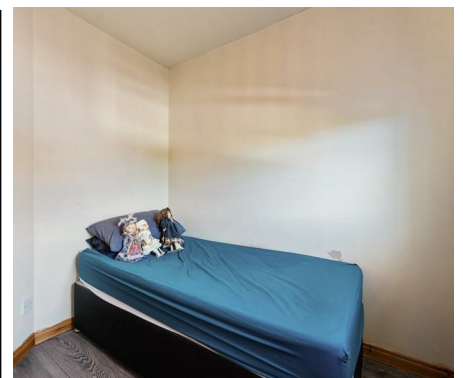
7'7 x 8'0

## Shower Room

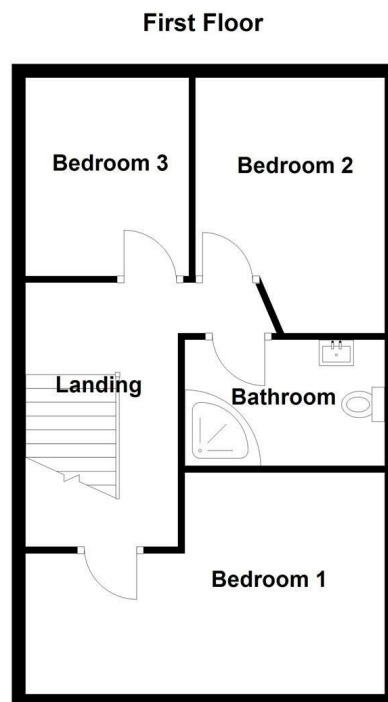
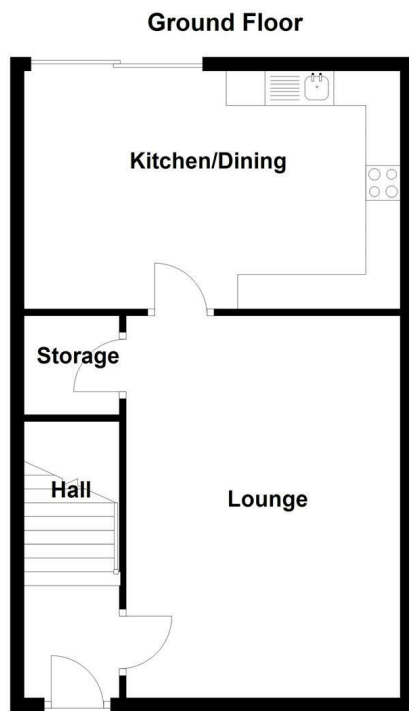
Comprising shower cubicle, vanity unit and low flush WC. Panelled walls.

## Outside

Driveway to front and garden in lawn. Decked area to rear.







Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) <b>A</b>		
(81-91) <b>B</b>		
(69-80) <b>C</b>		
(55-68) <b>D</b>		
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
Not energy efficient - higher running costs		
Northern Ireland		
EU Directive 2002/91/EC		

Questions you may have. Which mortgage would suit me best?

**How much deposit will I need? What are my monthly repayments going to be?**

To answer these and other mortgage related questions contact our mortgage advisor on 028 9047 1515.

Your home may be repossessed if you do not keep up repayments on your mortgage.

**We DO NOT charge for initial mortgage consultations. We may charge a fee on completion depending on circumstances. Our typical fee is £250, however, please confirm with Mortgage Consultant at time of appointment.**

Please note that we have not tested the services or systems in this property. Purchasers should make/commission their own inspections if they feel it is necessary.

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