

12 Baronscourt Park , Carryduff, BT8 8EN

"If you take away the 1980's from this property there is actually a good solid base from which to create an affordable and practical family home. With Phoenix gas, uPVC windows and an electrically operated roller garage door already installed it does have some useful "mod cons."

At first glance it is something of a retro time warp but actually, take away the decor and replace the floor coverings, and you've already made significant progress. Yes, the kitchen and bathroom will need to be upgraded but the "bones" are there to make it all worthwhile.

On completion you'll have a 3 or 4 double bedroom property with 2 or 3 reception rooms, depending on your needs. The main bedroom is so generous that there would even be room to add an en-suite shower room if deemed necessary.

Externally the property enjoys a generous site with gardens in lawn to front, side and rear and a tarmac driveway to accommodate a couple of vehicles.

It won't be for everyone but, if you value a prime location convenient to main commuter routes into Belfast and aren't put off by a bit of work, then this is a really affordable way into detached home ownership.

Offers Around £229,950

12 Baronscourt Park

, Carryduff, BT8 8EN



- Detached family home
- Kitchen open plan to Dining area
- Integral garage plus tarmac driveway
- Please check our website for full details.
- 3 or 4 double bedrooms as required
- Family bathroom with bath & separate shower
- uPVC double glazing - Phoenix gas central heating
- Lounge with feature Scrabo Stone fireplace & TV plinth
- Ground floor WC
- Gardens to front, side & rear in lawn with mature shrubs

Entrance

Entrance hall

17'7x10 (5.36mx3.05m)

Lounge

16'2x11'11 (4.93mx3.63m)

Kitchen

11'9x11'1 (3.58mx3.38m)

Dining area

9'9x7'5 (2.97mx2.26m)

TV Room/Bedroom 4

11'9x9'4 (3.58mx2.84m)

WC

5'10x3'1 (1.78mx0.94m)

Landing

Bathroom

10x8'9 (3.05mx2.67m)

Bedroom 1

16'2x11'11 (4.93mx3.63m)

Bedroom 2

11'10x11'10 (3.61mx3.61m)

Bedroom 3

11'10x8'9 (3.61mx2.67m)

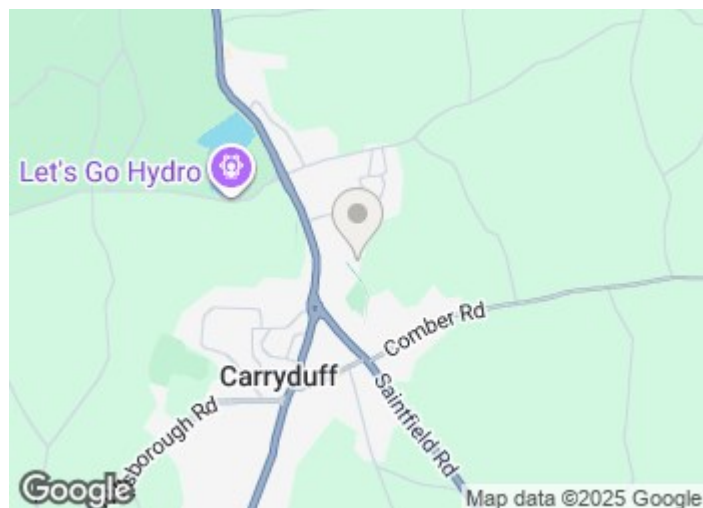
Integral garage

16'4x9'9 (4.98mx2.97m)

Outside

Tenure

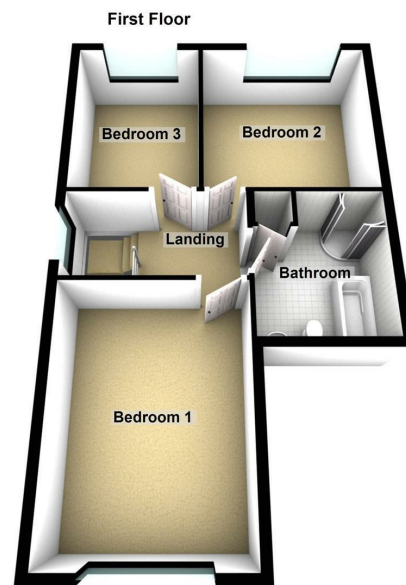
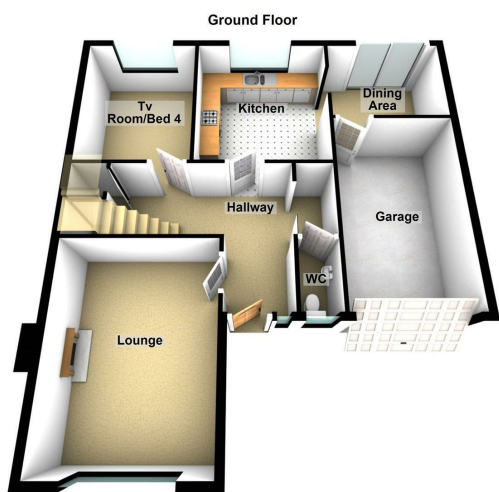
Property misdescriptions



Directions



Floor Plan



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property.

