

Dougan

RESIDENTIAL

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douganproperty.com



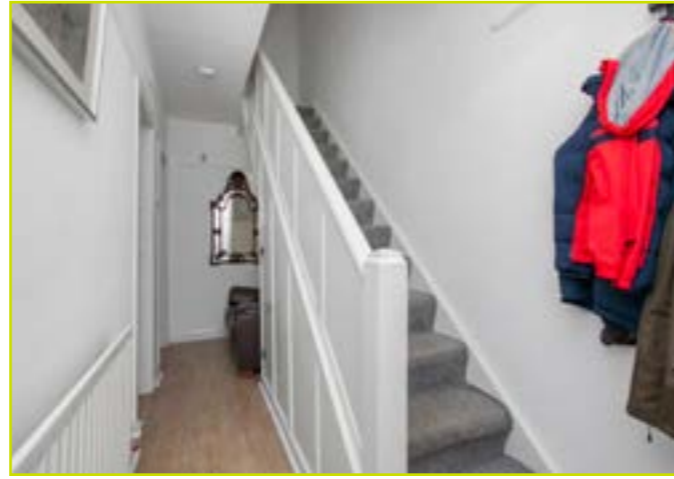
79 Sunnyhill Park

Dunmurry, BT17 0PY

Asking Price £129,950

KEY FEATURES

- Well Presented Mid Terrace Close To Dunmurry Village
- Walking Distance To Many Local Amenities
- Belfast & Lisburn Easily Accessible By Bus, Car Or Rail
- Bay Fronted Living Room With Feature Fireplace
- Kitchen With Excellent Dining Area
- Three Generous Bedrooms
- First Floor Luxury Shower Room
- Fixed Staircase To Floored Roofspace
- Rear Garden Laid in Lawn & Patio
- Driveway Parking To Front
- Gas Fired Central Heating
- Early Viewing Advised



SUMMARY

Well presented mid terrace located in an established residential area off Upper Dunmurry Lane. The property is within walking distance of Dunmurry village and offers ease of access to main arterial routes, bus and rail services.

The accommodation briefly comprises of a bay front living room and a kitchen within dining area on the ground floor.

Three bedrooms and a luxury shower room on the first floor. A fixed staircase leads to a floored roof space with velux window and storage into the eaves.

The property benefits from driveway parking to the front and a rear garden laid in lawn.

Early viewing is advised.

ACCOMMODATION:

Ground Floor

ENTRANCE HALL:

Under stair storage, wood strip flooring, picture rail.

LIVING ROOM: 14' 11" x 10' 1" (4.55m x 3.07m)

Bay window, feature fireplace with tiled inset and stone hearth, picture rail, cornicing.

KITCHEN OPEN TO DINING AREA: 15' 1" x 11' 1"

(4.6m x 3.38m)

Range of high and low level units, chrome handles stainless steel sink unit, integrated oven and hob with tiled splash back, plumbed for washing machine and dishwasher, space for fridge freezer

First Floor

LANDING:

BEDROOM (1): 11' 8" x 9' 1" (3.56m x 2.77m) Laminate wooden floor, picture rail

BEDROOM (2): 11' 1" x 9' 1" (3.38m x 2.77m) Laminate wooden floor, picture rail

BEDROOM (3): 6' 1" x 6' 0" (1.85m x 1.83m) Picture rail

SHOWER ROOM: Luxury white suite comprising of a walk in shower cubicle, wash hand basin with chrome taps and vanity unit, low flush w.c, heated chrome towel radiator, tiled floor and walls

Second Floor

FLOORED ROOFSPACE: 12' 1" x 10' 0" (3.68m x 3.05m)

Fixed stair case

Outside

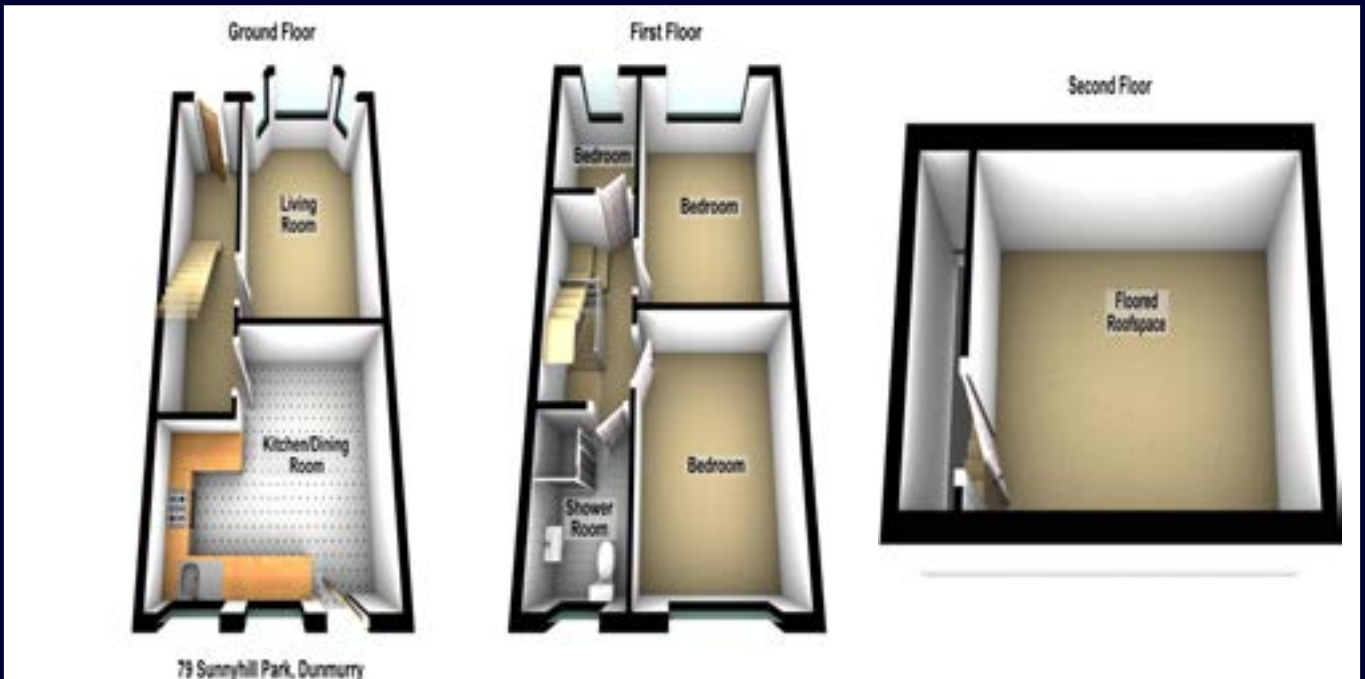
Driveway parking to front.

Rear Garden laid in lawn.

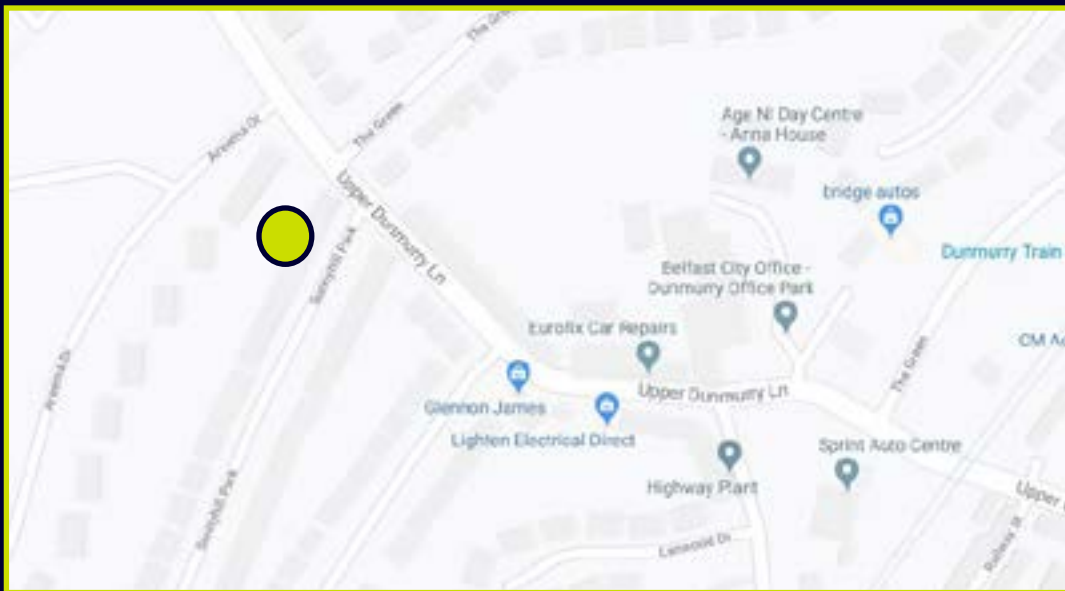




FLOOR PLANS (NOT TO SCALE)



LOCATION MAP



EPC



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