



FOR SALE

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**14 Lady Wallace Green, Lisburn
BT28 3NX**

Offers in the Region of £215,000

PROPERTY DESCRIPTION

This charming Victorian-inspired red brick semi-detached home offers spacious and well-proportioned accommodation, and enjoys a large rear garden with sunny Southerly aspect.

Finished to an excellent specification, this fine home features a spacious Reception Hall with turned staircase, a superb open plan Kitchen/Dining/Living space and a large Master Bedroom with Ensuite, and is sure to appeal to the discerning buyer.

Conveniently placed a short drive from Boomers Way, both Lisburn and Belfast are easily accessible whilst the International Airport is only approximately 20 minutes away by car. Local shops are within walking distance and various schools are also within easy reach.

Accommodation comprises in brief:- Spacious Reception Hall; Cloakroom with w.c.; Lounge; Kitchen/Dining Area open plan Living Area.

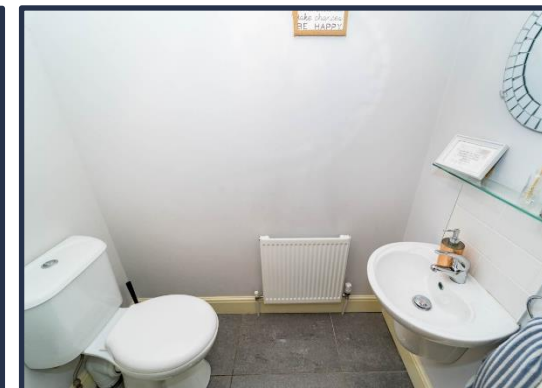
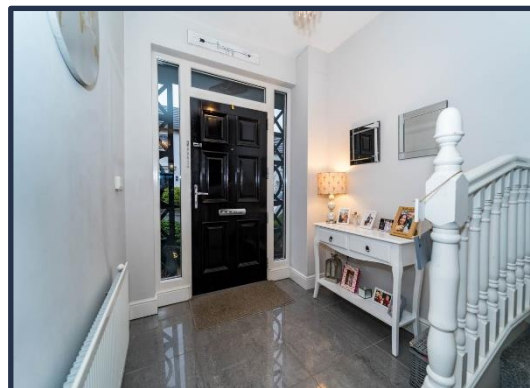
First floor: Master Bedroom with Ensuite Shower Room; 2 further good size Bedrooms; Bathroom.

Specification includes: Gas fired central heating; uPVC double glazed windows; uPVC fascias; Alarm system; Spacious part floored Roofspace.

Outside: Long tarmacadam driveway to the side.

Large south facing rear garden in lawn with extensive paved patio area. Timber fence surround.

LOCATION: Approaching the Thaxton roundabout from Boomers Way, taken the third exit onto B101. Continue towards top and turn left into Lady Wallace Road. Take first right into Lady Wallace Brae, then left into Lady Wallace Green.





GROUND FLOOR

RECEPTION HALL

Entrance door with glazed top light and side panels. Tiled floor. Turned staircase with storage cupboard below.

CLOAKROOM

Tiled floor. Low flush w.c. and floating wash hand basin with mixer tap.

LOUNGE 4.88m (16'0") x 3.18m (10'5")

Laminate wooden flooring.

KITCHEN/DINING/LIVING 5.35m (17'7") x 5.01m (16'5")

Range of high and low level Shaker style units. Built-in oven, 4 ring gas hob and extractor fan in stainless steel over. Integrated appliances to include fridge/freezer, dishwasher and washing machine. Part tiled walls. Tiled floor. Downlighters in chrome. uPVC double glazed rear door.

FIRST FLOOR

LANDING

Built in storage cupboard.

MASTER BEDROOM 4.44m (14'7") x 3.04m (10'0")

Laminate wooden flooring.

ENSUITE SHOWER ROOM

Tiled shower cubicle; floating wash hand basin with mixer tap; and low flush w.c. Tiled floor.

BEDROOM 2 4.37m (14'4") x 3.05m (10'0")

BEDROOM 3 3.43m (11'3") x 2.22m (7'3")

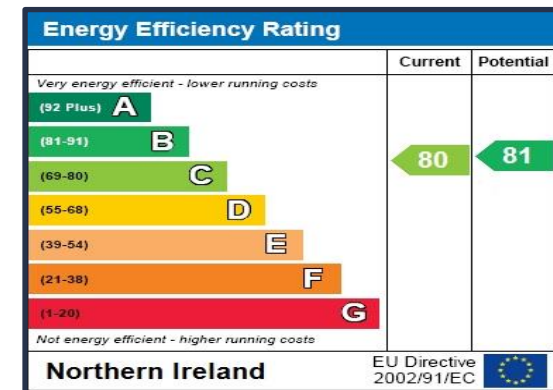
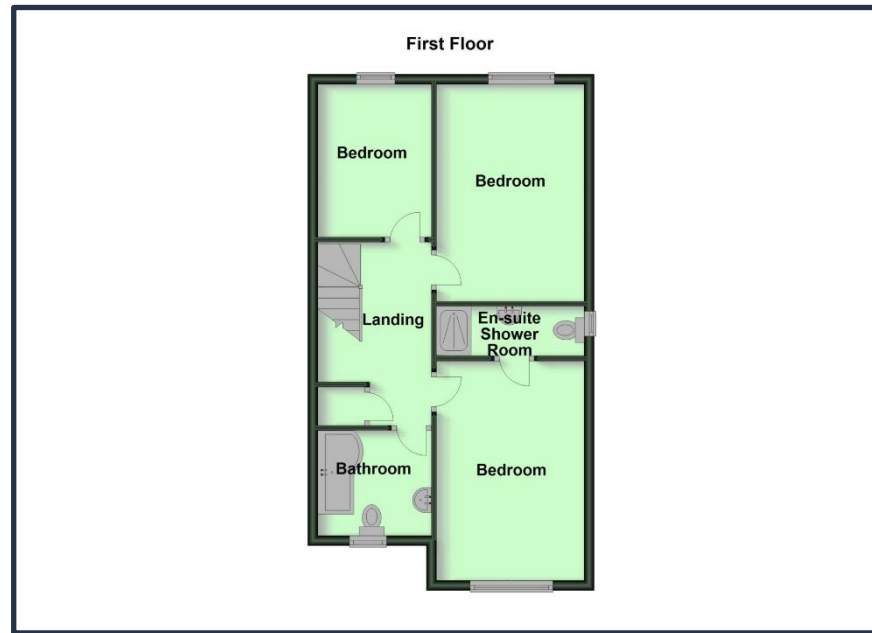
Laminate wooden flooring.

BATHROOM

White suite comprising curved shower/bath with electric shower and shower screen; floating wash hand basin with mixer tap; and low flush w.c. Tiled floor. Tiled walls around bath.

ROOFSPACE

Approached by folding ladder. Part floored. Light.



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