

Lisburn Road, Hillsborough,
County Down, BT26

Asking Price: £610,000
Freehold

 **Reeds Rains**

[reedsrains.co.uk](https://www.reedsrains.co.uk)

Lisburn Road, Hillsborough, County Down, BT26

Asking Price: £610,000 Freehold

Council Tax Band:

EPC Rating: E

A hidden gem tucked away off a private cul-de-sac just off the Lisburn Road, Hillsborough, a short stroll from the village centre with an array of amenities including, shops, cafes, artisan bakeries, boutiques, pubs and restaurants as well as Downshire Primary School, Forest Park, Lake and Hillsborough Castle Gardens.

Entrance Porch

Dining Room

15'3" x 10'11" (4.65m x 3.33m)

Feature fireplace, bay window, wooden flooring

Lounge

20'1" x 13'9" (6.12m x 4.2m)

Feature stone fireplace with open fire, vaulted ceiling, wooden flooring

Kitchen/ Dining/ Family

25'3" x 12'11" (7.7m x 3.94m)

Luxury fitted range of high and low level cabinets, laminate work tops, built-in ceramic hob and electric oven and microwave, space for American style Fridge/ Freezer, breakfast bar, single drainer stainless steel sink unit, open to family/ dining area

Rear Porch

Door to rear gardens

WC

Low level WC, wash hand basin

Inner Hall

Open tread stairs to

Utility Room

8'2" x 6'3" (2.5m x 1.9m)

Range of units, plumbed for washing machine.

Master Bedroom

19'1" x 12'1" (5.82m x 3.68m)

En-suite

Separate shower cubicle with shower unit, wash hand basin, low level WC, wall tiling.

Dressing Room

7'10" x 5'5" (2.4m x 1.65m)

Family Bathroom

White suite comprising panelled bath, separate shower cubicle, low level WC, bidet, wall tiling.

Landing

Built-in storage cupboards.

WC

Wash hand basin, low level WC.

Bedroom 2

15'2" x 9'1" (4.62m x 2.77m)

Built-in robes, dormer window.

Bedroom 3

13'9" x 12'1" (4.2m x 3.68m)

Built-in robe, dormer window.

Bedroom 4

12'2" x 9'1" (3.7m x 2.77m)

Attached Double Garage

19'1" x 18'1" (5.82m x 5.5m)

Roller door.

Extensive Rear Paved Patio

Laid in paving stones.

Secluded and Private Rear Gardens

Summer houses, green house, oil fired boiler, oil storage tank, private gravel driveway laid in stones, car parking spaces, neat front and rear manicured lawns, private and secluded, upvc fascia and guttering.

The Reeds Rains branches at 350 Upper Newtownards Road, Ballyhackamore, Belfast, N Ireland BT4 3EX, 18 Main Street, Bangor, Co Down, N Ireland BT20 5AG, Somerset House, 240-242 Ormeau Road, Belfast, Co Antrim, N Ireland BT7 2FZ, 10 High Street, Carrickfergus, Co Antrim, N Ireland BT38 7AF, 8/8A Carrmonee Road, Glengormley, County Antrim, N Ireland BT36 6HN, 14/16 Market Street, Lisburn, County Antrim, N Ireland BT28 1AB and 2 Frances Street, Newtownards, County Down, N Ireland BT23 4JA are operated by Favscos NI Limited which is independently owned and operated under a Licence from Reeds Rains Limited.

All Measurements

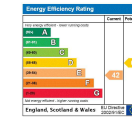
All Measurements are Approximate.

Laser Tape Clause

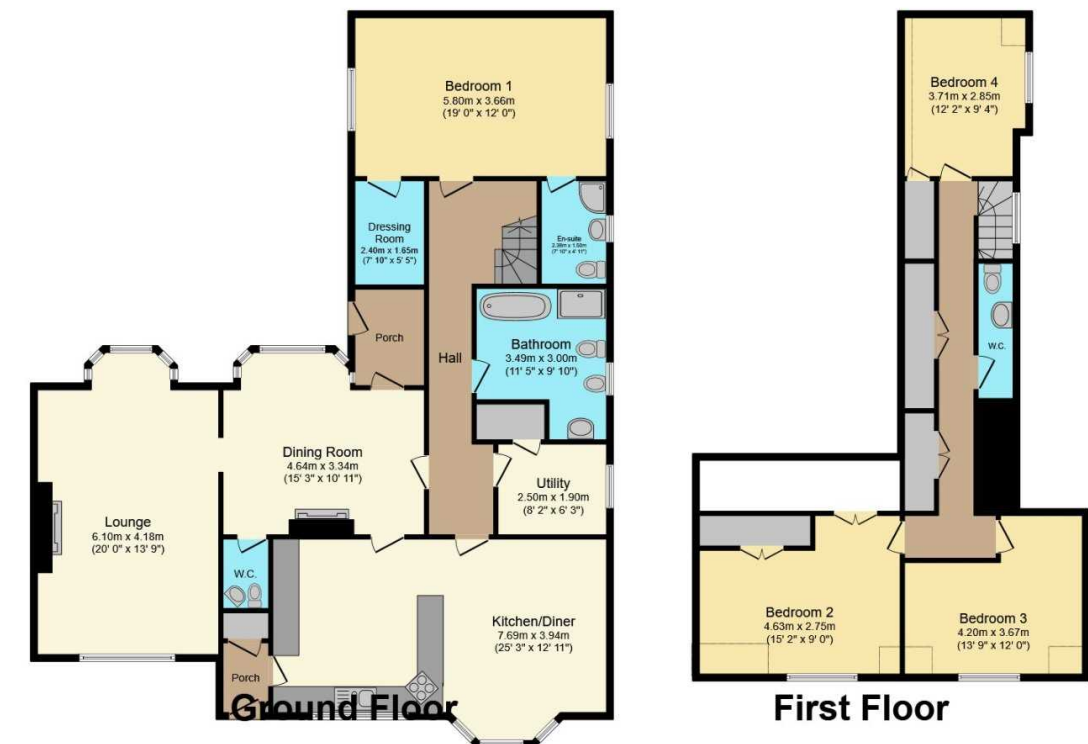
All measurements have been taken using a laser tape measure and therefore, may be subject to a small margin of error.

Floorplan Clause

Measurements are approximate. Not to Scale. For illustrative purposes only.



For full EPC please contact the branch.



Total : 208.4 sq.m. (2,243 sq.ft.) approx

Sizes and dimensions are approximate, actual may vary.

Powered by Matterport

We may refer you to recommended providers of ancillary services such as Conveyancing, Mortgages, Insurance and Surveying. We may receive a referral fee for recommending their services. You are not under any obligation to use the services of the recommended provider, which may also be an associated company of Reeds Rains.

Other important information which you will need to know about this property can be found at [reedsrains.co.uk](https://www.reedsrains.co.uk)