



This attractive detached home occupies an excellent site in a quiet cul-de-sac within this ever popular development and is extremely convenient to a host of amenities including Tescos and Forestside Shopping Complex.

The property offers bright, spacious and adaptable accommodation, finished to a high standard throughout that overall lends itself ideally to cater for modern day living.

Recent sales in this ever popular area have proved exceptionally successful and with all this fine home has to offer, it will appeal to a wide range of purchasers thus early viewing is a must so not to miss out.

Offers Over  
£249,950

68 Greer Park Heights,  
Belfast,  
BT8 7YG

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Viewing by  
appointment  
through agent  
028 9066 3030



- Attractive detached family home in quiet cul-de-sac location
- Bright and spacious living room
- Separate dining room
- Modern fully fitted kitchen with casual dining area
- Three double bedrooms, principal bedroom with ensuite shower room
- Good sized family bathroom
- Oil fired central heating/double glazed windows
- Driveway with off-street parking leading to detached garage
- Enclosed private rear garden ideal for outdoor entertaining
- Excellent location convenient to a host of amenities including Tescos and Forestside Shopping Complex

The Property Comprises:

Ground Floor

Glazed hardwood front door with glazed side lights to:

RECEPTION HALL: Walnut wooden floor.



DOWNSTAIRS WC/CLOAKS: White suite comprising low flush wc, vanity unit with chrome mixer taps, built-in cabinet below, polished porcelain tiled floor, extractor fan. Cloaks area.





LIVING ROOM: 12' 7" x 9' 8" (3.84m x 2.95m)



DRAWING ROOM/DINING ROOM: 15' 0" x 11' 7" (4.57m x 3.53m) Walnut wooden floor, dual aspect windows. Double glazed sliding door to rear garden. Built-in cupboard.



KITCHEN: 11' 7" x 9' 4" (3.53m x 2.84m) Range of high and low level units, laminate work surfaces, part tiled walls, extractor fan, space for cooker, stainless steel single drainer sink unit with mixer taps, casual dining area, part tiled walls. Outlook to rear garden. Dual aspect windows.



First Floor

LANDING: Access to roofspace via Slingsby type ladder, partly floored with light. Excellent storage.



BEDROOM (1): 16' 5" x 10' 1" (5m x 3.07m) Outlook to front. Built-in wardrobe.



BEDROOM (2): 11' 4" x 8' 4" (3.45m x 2.54m) Laminate wooden floor.



BEDROOM (3): 9' 5" x 8' 5" (2.87m x 2.57m) Laminate wooden floor.





BATHROOM: White suite comprising low flush wc, panelled bath, vanity unit with chrome mixer taps, cabinet below, built-in shower cubicle with tiled splashback, polished porcelain tiled floor, chrome heated towel rail, Velux window, extractor fan, part tiled walls.



## Outside

Driveway laid in loose stones. Off-street parking for a number of cars.

Water tap to side.

Enclosed rear garden laid in lawns with rockery and raised flowerbeds laid in bark with flowering shrubs, loose stone ideal for barbecuing and outdoor entertaining. Excellent degree of privacy, PVC oil tank.

GARAGE: 18' 5" x 11' 2" (5.61m x 3.4m) Light and power. Plumbed for washing machine.

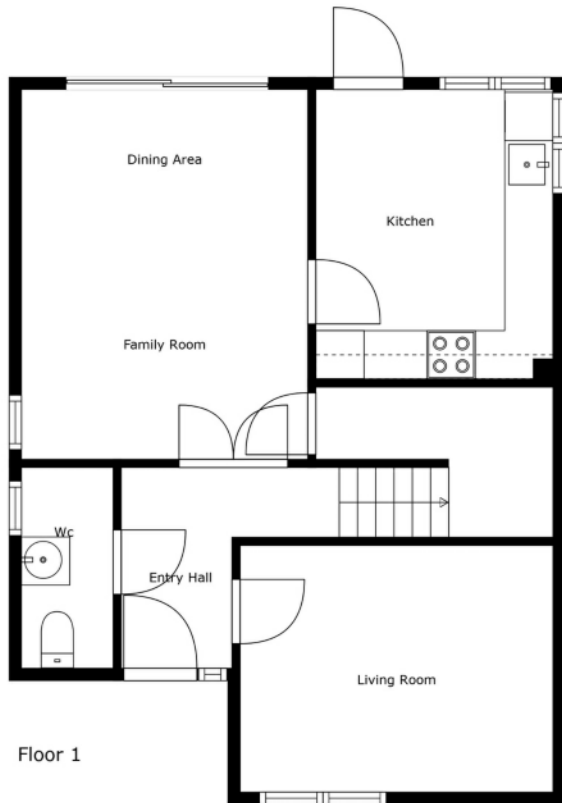
## First Floor

ENSUITE SHOWER ROOM: Add description.

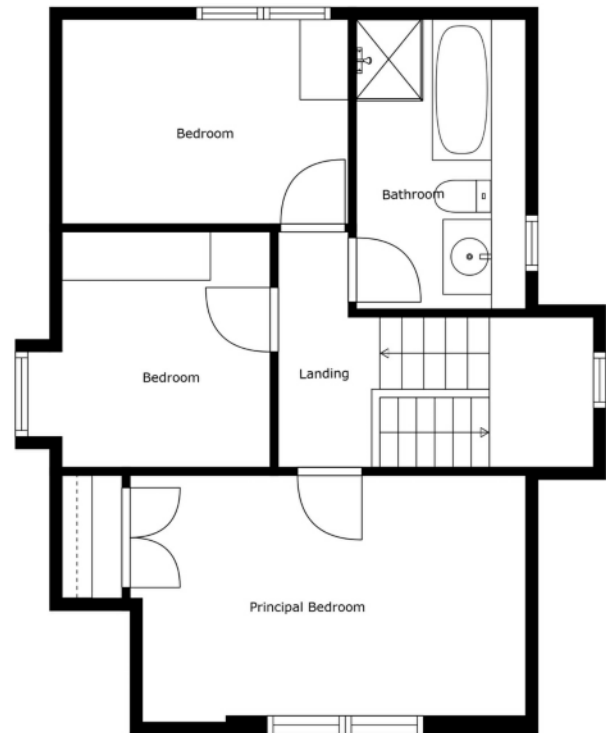


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Floor 1

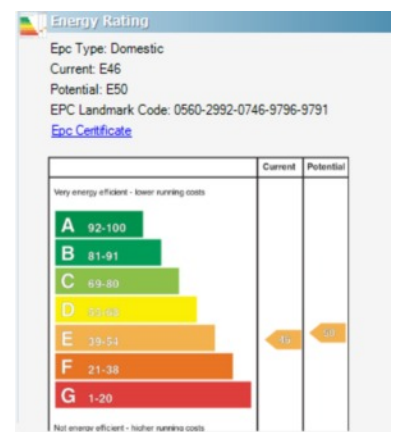


Floor 2

## Location:

Over Shaw's Bridge to the roundabout at Belvoir Park Hospital turn left, then first road on the left into Newtownbreda Road. Greer Park is on the right hand side. Greer Park Heights is the third entrance on the right hand side.

Lisburn Road - 028 90 66 3030  
 Ballyhackamore - 028 90 65 0000  
 Lisburn - 028 92 66 1700  
 North Down - 028 90 42 4747  
[www.templetonrobinson.com](http://www.templetonrobinson.com)



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