



This charming extended bungalow is situated on a delightful site in a peaceful residential area, offering well-appointed and flexible accommodation.

Ideally suited for families, the property features a modern fitted kitchen, open plan to a casual dining/living area with patio doors to the garden. A separate lounge provides plenty of space for relaxing or entertaining. There are three ground floor bedrooms and on the first floor a spacious primary suite , featuring an ensuite shower room and ample built in storage.

Externally, the property boasts a low-maintenance front garden with a tarmac driveway providing ample parking and leading to a detached garage. The fully enclosed rear garden includes a lush lawn, a rustic brick garden studio ideal for those working from home, and a vibrant array of mature trees, shrubbery, and flower beds.

Conveniently located near Hollywood's town centre, this property offers easy access to a variety of restaurants, boutique shops and excellent commuting options via road or rail. This versatile bungalow is sure to attract interest from a wide range of potential buyers.

Offers Over
£399,950

14 Woodcroft Park,
Holywood,
BT18 0PS

Viewing by
appointment
through agent
028 9042 4747

- Attractive detached bungalow in superb decorative order
- Conveniently located on the periphery of Holywood town
- Within a quiet residential area
- Occupying a delightful, fine level site
- Well appointed, flexible accommodation
- Living room with multi fuel stove
- Modern kitchen open plan to casual dining and living areas
- Three ground floor bedrooms
- Modern family bathroom
- Principal bedroom with ensuite shower room on first floor
- Gas central heating
- Low maintenance front garden
- Tarmac driveway leading to detached garage with separate utility
- Notably private rear garden with fully equipped home office



The Property Comprises:

Ground Floor

Double glazed composite front door to:

ENTRANCE HALL: Engineered wood floor. Large under stairs storage cupboard.

LOUNGE: 14' 9" x 12' 2" (4.5m x 3.7m) Hole in the wall fireplace with multi-fuel stove, slate surround and matching hearth. Cornice ceiling.



MODERN KITCHEN OPEN PLAN TO CASUAL LIVING AND DINING AREAS: 20' 0" x 19' 0" (6.1m x 5.8m) Fitted by Creative Kitchens. Excellent range of high and low level units with Hanex worktops, Smeg built-in electric oven, built-in microwave and built-in grill, Smeg four ring induction hob, Hanex splashback, extractor fan and canopy, Franke stainless steel one and a half bowl sink unit with mixer tap, Smeg built-in dishwasher, built-in full length fridge, wood effect tiled floor, recessed spotlighting, patio doors to garden.



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BEDROOM (2): 11' 10" x 7' 7" (3.6m x 2.3m)



BATHROOM: Ceramic tiled floor, low flush wc, panelled bath with mixer tap and shower attachment, corner fully tiled built-in shower cubicle with overhead shower and shower attachment, vanity unit with mixer tap.



BEDROOM (3): 10' 10" x 8' 6" (3.3m x 2.6m)

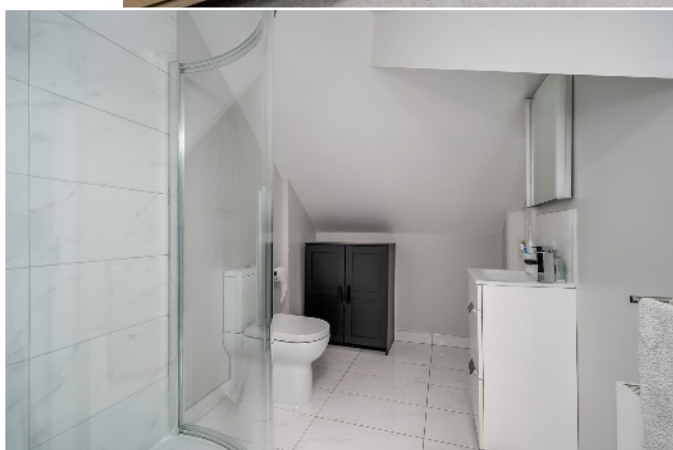
BEDROOM (4): 12' 6" x 11' 10" (3.8m x 3.6m)



First Floor

PRINCIPAL BEDROOM: 15' 5" x 11' 6" (4.7m x 3.5m) Eaves built-in storage, uPVC double glazed door to balcony with sea glimpses.

ENSUITE SHOWER ROOM: Corner built-in shower cubicle with over head shower and shower attachment, low flush wc, vanity unit, ample storage in eaves.



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HOME OFFICE: 10' 10" x 6' 11" (3.3m x 2.1m) Built-in storage.

Outside

Tarmac driveway to ample car parking. Neat front garden.

Good sized private rear garden in lawns.

DETACHED MATCHING GARAGE: 15' 9" x 8' 10" (4.8m x 2.7m) Roller door, light and power.

UTILITY: Stainless steel sink unit with mixer tap and drainer, plumbed for washing machine, space for tumble dryer. Excellent range of high and low level units, space for fridge/freezer, electric shower unit.

HOME OFFICE: 11' 6" x 6' 11" (3.5m x 2.1m) Ceramic tiled floor, uPVC double glazed patio doors.

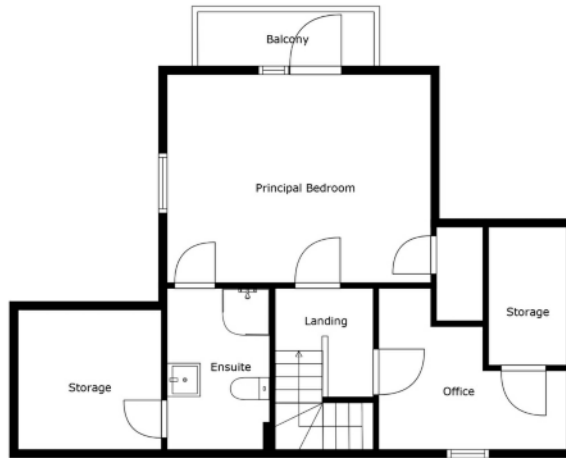
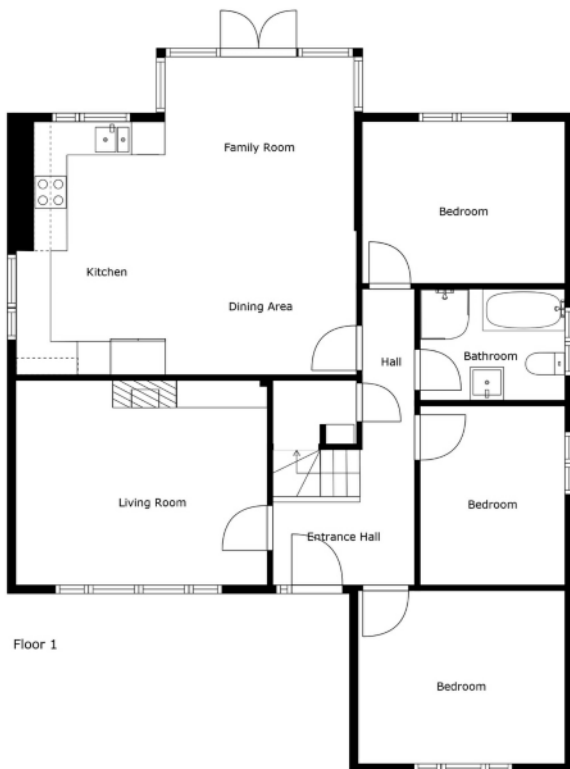




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Location:

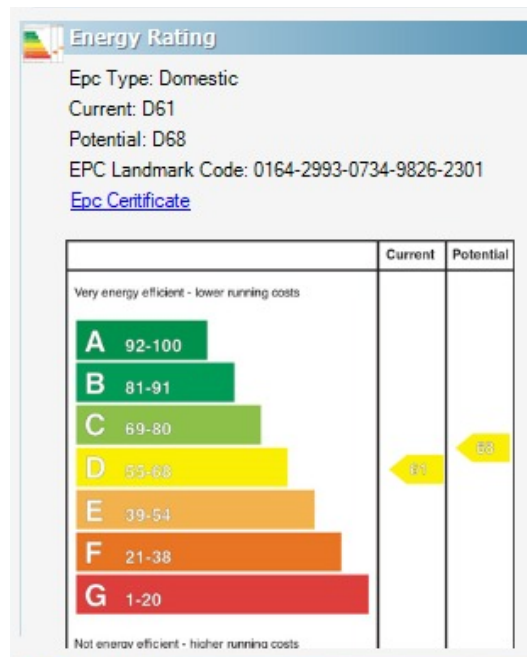
Travelling up Croft Road, Woodcroft Park is on the right hand side just after Woodcroft Lane.



Floor 2

Sizes And Dimensions Are Approximate. Actual May Vary.

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 Lisburn Road - 028 90 66 3030
 Ballyhackamore - 028 90 65 0000
 Lisburn - 028 92 66 1700
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