



## 82 Lismurn Park

Ahoghill, Ballymena, BT42 1JW

Offers Around £179,950





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## ACCOMMODATION

### ENTRANCE HALL

Hardwood double glazed front door with matching side screens. Access to twin stores. Access to fully floored roof space with power, heating and lighting via slingsby style ladder.

### LOUNGE

17'6 x 12'8 (5.33m x 3.86m)

Dual aspect windows. Focal point open fireplace.

### DINING ROOM

14'3 x 11'8 (4.34m x 3.56m)

Hardwood glazed double doors to lounge and glazed door to conservatory.

### CONSERVATORY

10'11 x 8'5 (3.33m x 2.57m)

PVC double glazed frames and door.

### KITCHEN

13'11 x 9'4 (4.24m x 2.84m )

Modern fitted shaker style kitchen with high and low level storage units and contrasting work surfaces. Stainless steel 1.5 bowl sink unit. Space for dishwasher and fridge freezer. Cooker point. Hardwood glazed door to rear hall. Part tiled walls.

### REAR HALL

Built in storage. Hardwood rear door to garden.

### BEDROOM 1

14'8 x 11'8 (4.47m x 3.56m)

Wood laminate floor covering. Access to wardrobe.

### BEDROOM 2

11'2 x 10'3 (3.40m x 3.12m)

Solid wood flooring. Access to wardrobe.

### BEDROOM 3

12'8 x 9'4 (3.86m x 2.84m)

Solid wood flooring. Sink unit.

### SHOWER ROOM

Shower cubicle with electric shower over and wash hand basin. Fully tiled walls and tiled floor.

### SEPARATE WC

WC. Fully tiled walls and tiled floor

### EXTERNAL

Front, side and rear gardens in lawn with array of trees and shrubs.

Private driveway in tarmac.

PVC fascia, soffits and rainwater goods.

Boiler house with oil fired central heating boiler.

Outside tap and lighting.

### DETACHED GARAGE

22'4 x 9'10 (6.81m x 3.00m)

Up and over door. Separate service door. Space and plumbing for low level appliances. Stainless steel sink. Power and light.







## Road Map



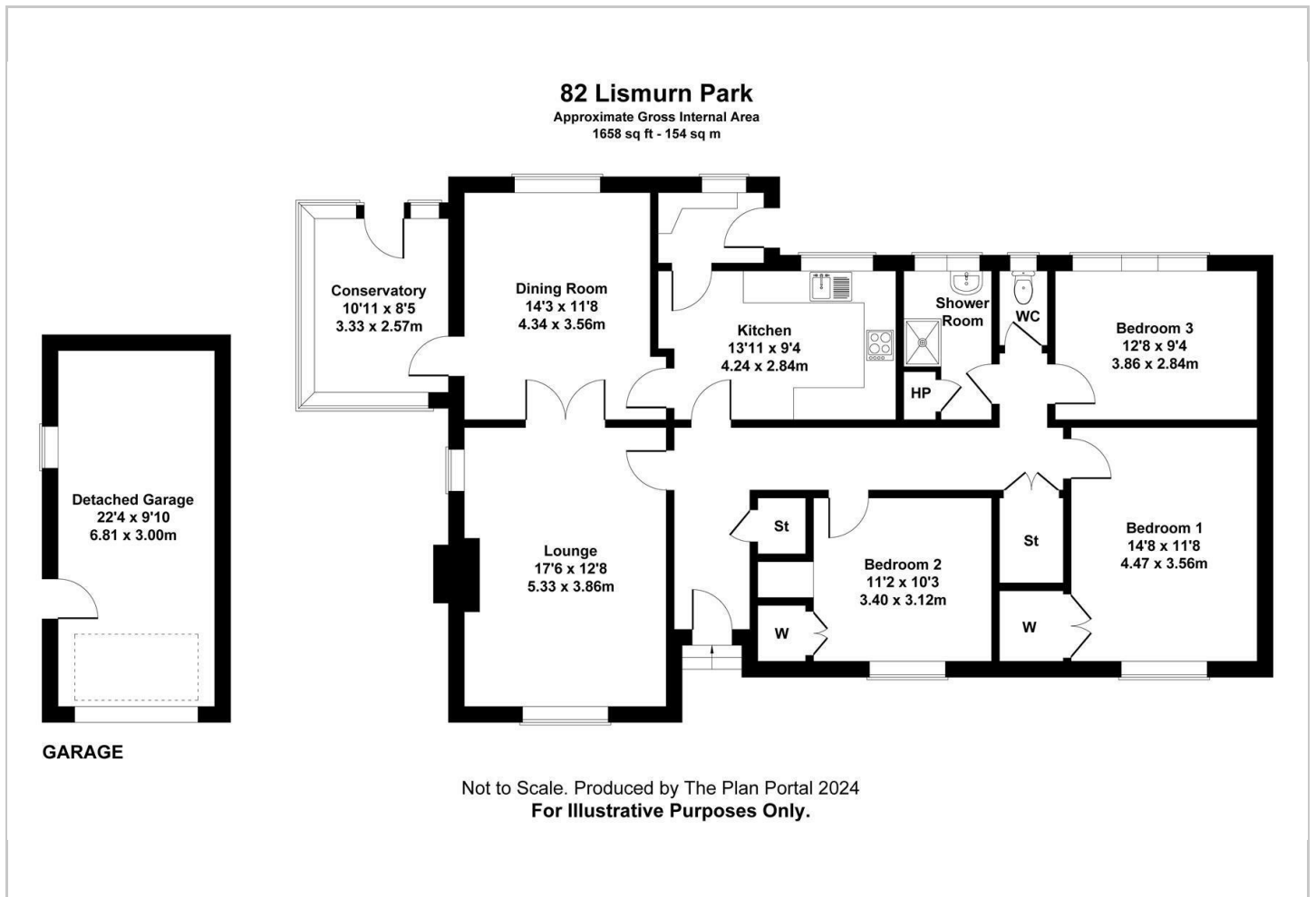
## Hybrid Map



## Terrain Map



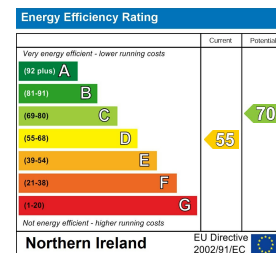
## Floor Plan



## Viewing

Please contact our Ballymena Office on 02825655733 if you wish to arrange a viewing appointment for this property or require further information.

## Energy Efficiency Graph



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