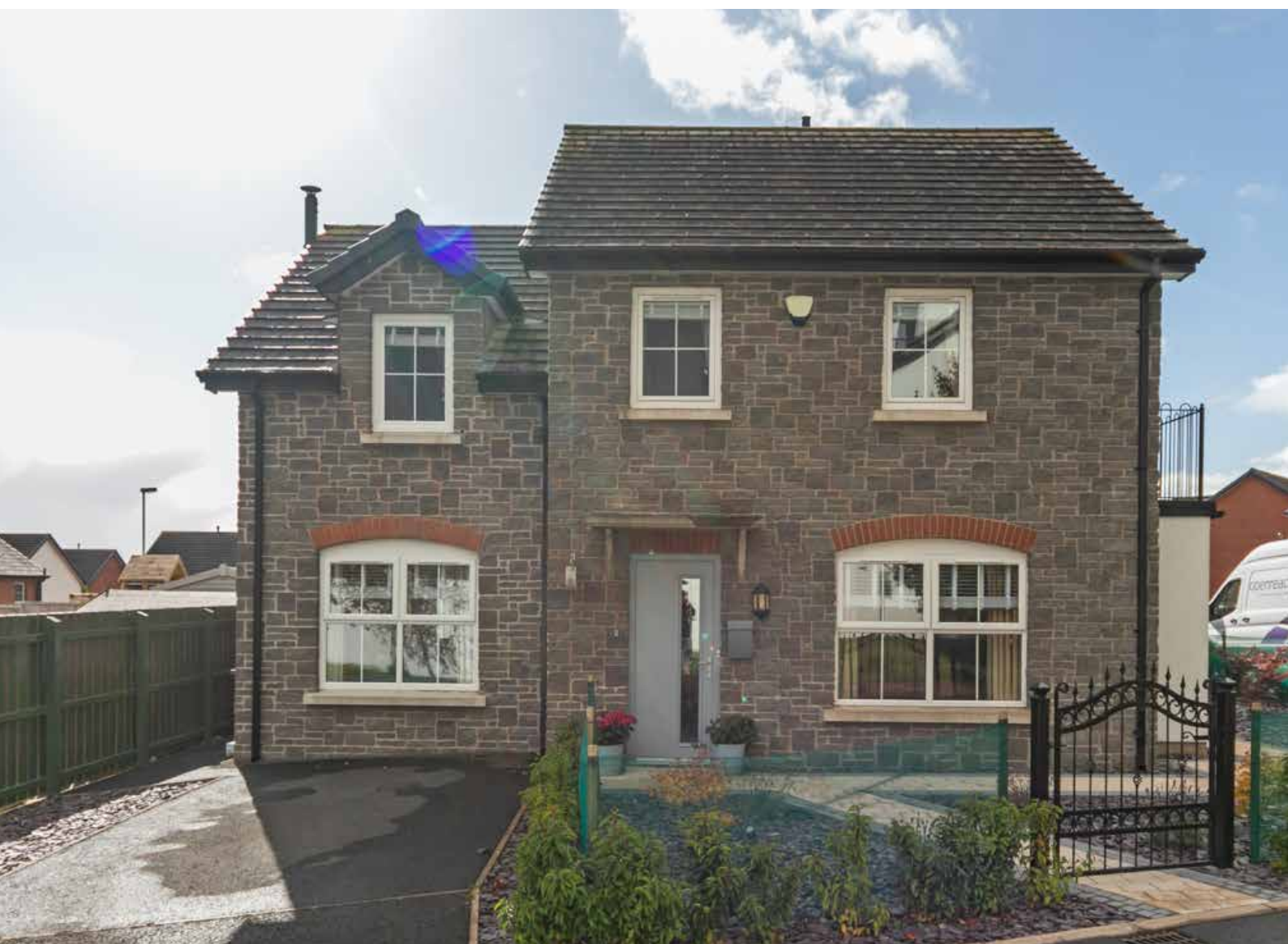


For Sale

Asking Price: £325,000

SimonBrien



2 Fountain Lane,
Lisburn, BT28 3ZL

simonbrien.com

Description

The Thaxton Development has been designed as a traditional village with its graceful charm and character, and comprises a mix of house types giving residents a sense of individuality whilst creating a true village atmosphere.

Situated in Lisburn, the development is only 9 miles from Belfast City Centre, providing ease of access to all social amenities and places of work. Lisburn itself is a vibrant city boasting shopping at Bow Street Mall, Lisburn Square, and Sprucefield Retail Park. The development is ideally located some 20 minutes from Belfast International Airport, with George Best Belfast City Airport some 30 minutes away.

This particular detached house is beautifully presented and sympathetically extended by the present vendors and has accommodation comprising of four bedrooms, two reception rooms together with modern kitchen with range of appliances, high quality bathroom, ensuite and downstairs cloakroom. The property is further complimented by an easily managed enclosed rear garden with artificial grass and patio area.

Viewing is by private appointment through our Belfast Office on 02890 668888.

Accommodation

GROUND FLOOR

ENTRANCE HALL:
Hardwood Door to Entrance Hall

FAMILY ROOM:
17' 4" x 15' 8" (5.28m x 4.78m)
Gas Fire



Special Features & Services

- Attractive Extended Detached Family Home
- Beautifully Presented Accommodation finished to a high degree of specification
- Four Generous Bedrooms
- Two Reception Rooms
- Two Reception Rooms
- Contemporary Bathroom, Ensuite & Downstairs Cloakroom
- Gas Fired Central Heating
- Double Glazing
- Fully Enclosed Gardens To Rear With Patio Area & Artificial Grass
- Driveway Parking
- Popular & Sought After Development / Location on periphery of Lisburn City Centre
- Ideal for Young Family/Professional Couple
- Viewing by Private Appointment

KITCHEN:

18' 8" x 8' 8" (5.69m x 2.64m)
High and Low Level units, inset sink, 4 ring hob, electric oven, integrated fridge freezer, washing machine and dishwasher

CLOAKROOM:

Low flush WC, wash hand basin



LIVING ROOM:
20' 5" x 10' 5" (6.22m x 3.18m) Wood Burning Stove



FIRST FLOOR
BEDROOM (1):
14' 4" x 10' 7" (4.37m x 3.23m)



ENSUITE:
Walk in Shower Enclosure,
overhead shower,
telephone hand shower, low
flush WC, wash hand basin,
tiled floor



BEDROOM (2):
12' 9" x 10' 2" (3.89m x 3.1m)



BEDROOM (3):
11' 1" x 10' 2" (3.38m x 3.1m)



BEDROOM (4):
7' 8" x 6' 9" (2.34m x 2.06m)

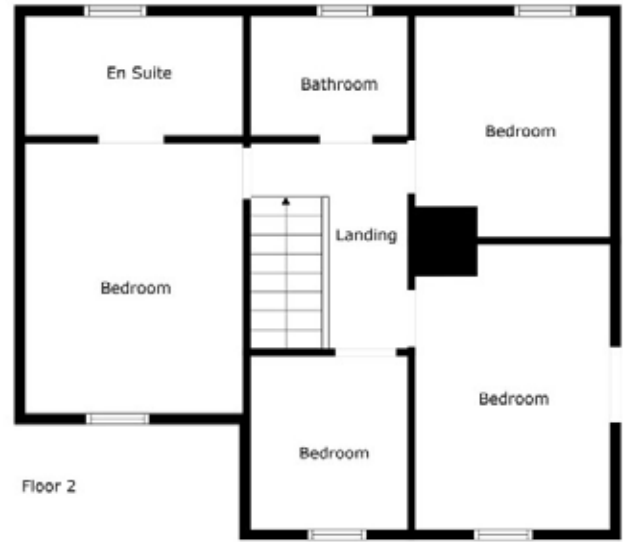


SHOWER ROOM:
Free standing bath, mixer taps,
telephone hand shower, separate
shower enclosure, overhead shower,
telephone hand shower, low flush WC,
wash hand basin



OUTSIDE
Artificial grass, patio and driveway parking





VALUER

Mark Leinster
 Simon Brien - South Belfast
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 Co. Antrim, BT9 7GQ
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 E: southbelfast@simonbrien.com

MORTGAGE ADVICE

For free independent advice on mortgages talk to
Crawford Mulholland
503 Lisburn Road, Belfast,
Co. Antrim, BT9 7EZ
 T: 028 9066 5544
 E: office@crawfordmulholland.com



simonbrien.com

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