



7 Hillside Park, Stranmillis, Belfast, BT9 5EL

Price Guide £395,000

We are pleased to offer for sale this beautifully presented semi - detached home located in the ever popular Stranmillis area of South Belfast. The bright and spacious accommodation makes an ideal family home with excellent accommodation comprising dining room, living room, kitchen, three bedrooms and luxury family bathroom suite. Outside, there is a private garden to rear in lawn with raised bedding and excellent driveway to front providing ample off street parking. This home is finished to a high standard throughout and requires nothing other than moving straight in. Occupying an excellent position and within walking distance to a host of amenities including Stranmillis Primary School, Stranmillis Boat Club, the Lagan Towpath & the shops & cafés of Stranmillis village we encourage internal viewing.

- Beautifully Presented Semi-Detached Home
- Three Good Sized Bedrooms, All With Excellent Storage
- Gas Fired Central Heating / PVC Triple Glazing
- Front Driveway Providing Ample Off Street Parking
- An Ideal Family Home With Convenience To Many Local Amenities
- Two Reception Rooms, Lounge With Wood Burning Stove
- Contemporary Bathroom Suite With Bath & Walk In Shower
- Enclosed Garden To Rear In Lawn With Raised Bedding Area
- Sought After Location Within Walking Distance To Stranmillis Primary School & The Tow Path

Energy Efficiency Rating		Current	Potential
(92-100) A	Very energy efficient - lower running costs		
(81-91) B			
(69-80) C		71	73
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G	Not energy efficient - higher running costs		
Northern Ireland		EU Directive 2002/91/EC	

**THE ACCOMMODATION COMPRISES
ON THE GROUND FLOOR**

ENTRANCE

Composite front door.

RECEPTION HALL



Solid wood floor, storage under stairs.

DINING ROOM 11'9" x 10'9" (3.6 x 3.3)



Solid wood floor.

LIVING ROOM 14'9" x 11'1" (4.5 x 3.4)



Solid wood floor, wood burning stove.

KITCHEN 11'9" x 7'10" (3.6 x 2.4)



Beautiful fitted kitchen comprising range of high and low level units, integrated appliances to include dishwasher, washing machine & microwave, oven, 4 ring hob & stainless steel extractor fan, 1.5 stainless steel sink unit with drainer, tiled floor.

ON THE FIRST FLOOR



BEDROOM ONE 14'1" x 11'9" (4.3 x 3.6)



Mirrored sliding robes.

BEDROOM TWO 11'9" x 11'9" (3.6 x 3.6)



Mirrored sliding robes.

BEDROOM THREE 7'2" x 7'2" (2.2 x 2.2)



Built in storage cupboard.

SHOWER ROOM



Luxury suite with walk in shower, free standing bath, low flush W.C, wash hand basin with storage below, fully tiled walls & floor.

OUTSIDE

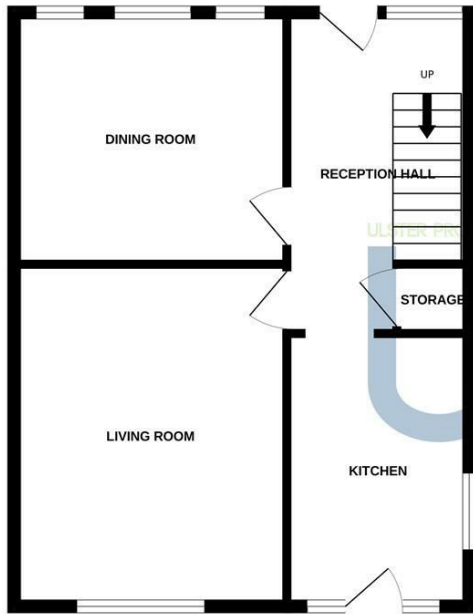


Beautiful landscaped garden to rear in lawn with raised bedding. Spacious driveway to front providing ample parking.

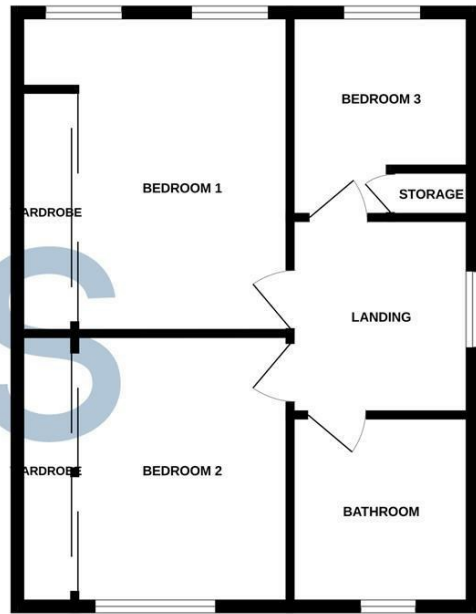


Floor Plan

GROUND FLOOR

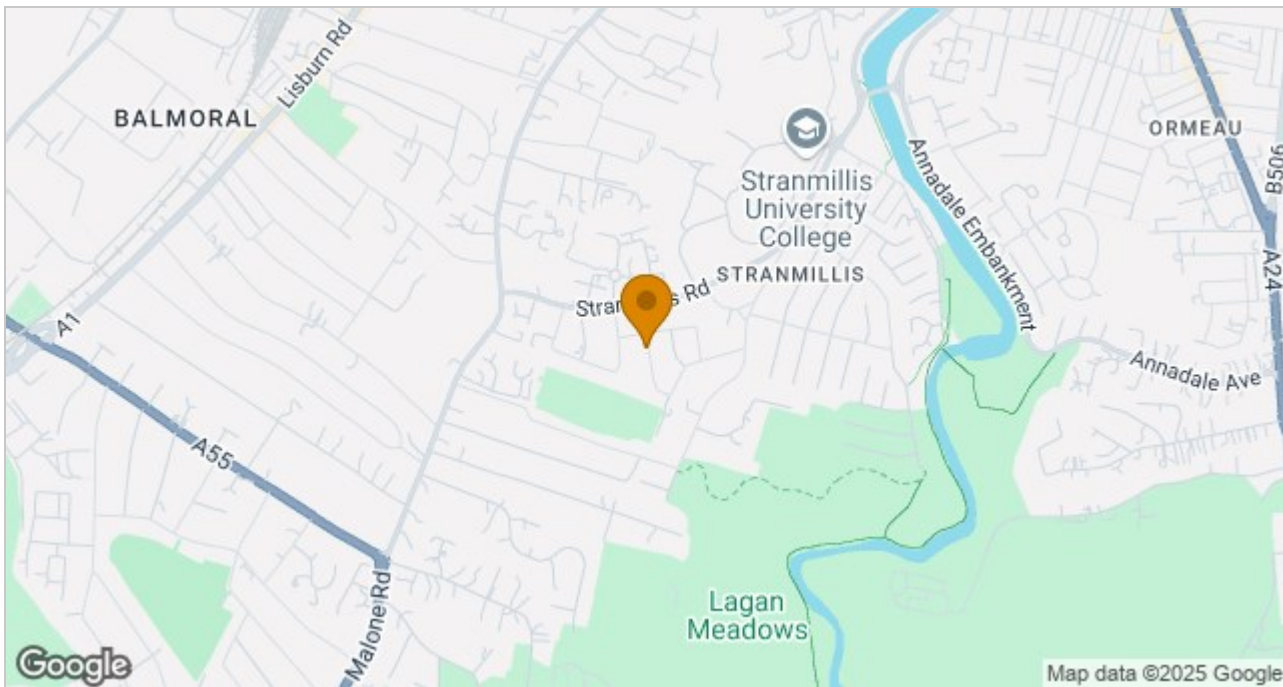


1ST FLOOR



Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
Made with Metropix ©2025.

Area Map



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.

ULSTERPROPERTYSALES.CO.UK

ANDERSONSTOWN
028 9060 5200

BANGOR
028 9127 1185

DONAGHADEE
028 9188 8000

GLENGORMLEY
028 9083 3295

RENTAL DIVISION
028 9070 1000

BALLYHACKAMORE
028 9047 1515

CARRICKFERGUS
028 9336 5986

DOWNPATRICK
028 4461 4101

MALONE
028 9066 1929

BALLYNAHINCH
028 9756 1155

CAVEHILL
028 9072 9270

FORESTSIDE
028 9064 1264

NEWTOWARDS
028 9181 1444



John Thompson trading under licence as Ulster Property Sales (Downpatrick)
©Ulster Property Sales is a Registered Trademark