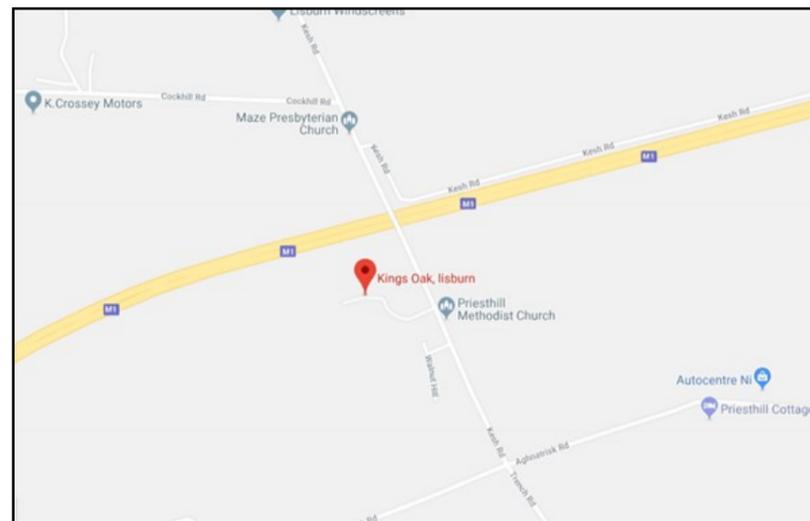


LOCATION



Not to Scale
Does not form part of contract
Permit Number: 20092
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VIEWING

By appointment with agent

FINANCIAL ADVICE

Our Independent Financial advise service is designed to help you purchase property. This service is free and without obligation. Please speak with us to arrange an appointment

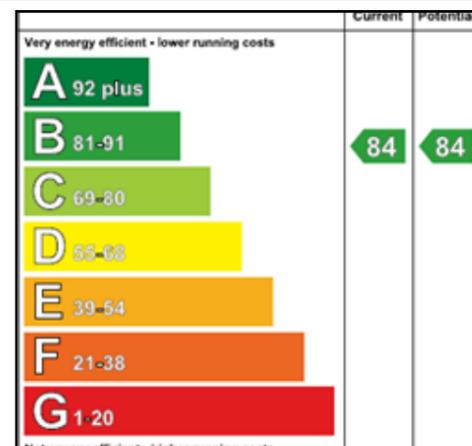
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VALUATIONS

If you are thinking or selling, we offer free valuations and advice on all aspects on home ownership.

ENERGY PERFORMANCE CERTIFICATE



McClelland Salter



EPC Rating B84

2 KINGS OAK MEWS
MAZE LISBURN BT27 5SQ

Offers Around
£172,500

12 Bachelors Walk, Lisburn
Co Antrim BT28 1XJ
Tel: 028 9267 4121
Info@mccllelandsalter.co.uk

McClelland Salter has not tested any equipment, apparatus, fittings, heating or services and cannot verify that these are in working order. These particulars do not in any way constitute an offer of contract and none of the above statements are to be relied upon as a statement or a representation of fact. The intending purchaser must satisfy himself as to each of the above or any other statement. The agent nor person in their employ has no authority to make or to give any representation or warranty to this property. Any photographs displayed or attached to brochures may have been taken with a digital camera or a wide angle lens.

ENTRANCE HALL:

UPVC double glazed entrance door with glazed side panels. Tiled floor. Understairs storage cupboard.

DOWNSTAIRS WC:

White suite. Low flush WC. Wash hand basin. Tiled floor. Extractor fan. Recessed lights.

LOUNGE:

17' 0" x 11' 6" (5.188m x 3.518m)

Feature hole in the wall fireplace with multi fuel stove. Granite hearth.

FITTED KITCHEN/DINING AREA:

15' 5" x 15' 2" (4.707m x 4.610m)

Excellent range of high and low level units. Built in hob and under oven. Integrated fridge/freezer. Integrated dishwasher. Single drainer stainless steel sink unit with mixer taps. Stainless steel extractor fan. Recessed lights. Tiled floor. Part tiled walls. Feature kickboard lighting.

UTILITY ROOM:

9' 2" x 5' 1" (2.799m x 1.540m)

Range of cupboards. Plumbed for washing machine. Space for tumble dryer. Single drainer stainless steel sink unit. Tiled floor. Part tiled walls.

LANDING:

Access to roofspace. Hotpress.

MASTER BEDROOM:

11' 8" x 9' 12" (3.564m x 3.041m)

ENSUITE:

White suite. Shower cubicle with thermostatically controlled shower. Wash hand basin. Low flush WC. Extractor fan. Part tiled walls. Tiled floor. Recessed lights.

BEDROOM TWO:

12' 3" x 9' 5" (3.732m x 2.863m)

BEDROOM THREE:

11' 8" x 6' 6" (3.563m x 1.975m)

BEDROOM FOUR:

8' 10" x 7' 2" (2.687m x 2.175m)

BATHROOM:

White suite. Corner shower cubicle with thermostatically controlled shower. Panelled bath with mixer taps and shower attachment. Wash hand basin. Low flush WC. Tiled floor. Part tiled walls. Extractor fan. Recessed lights.

DETACHED GARAGE:

16' 3" x 10' 0" (4.962m x 3.058m)

Light and power. Oil fired boiler.

Front garden in lawn. Tarmac driveway. Outside light and tap. Completely enclosed private rear garden in lawn with large paved patio area. Oil tank.

A stunning Georgian style semi detached home located in the very stylish Kings Oak development.

The property is presented in fabulous order throughout with accommodation extending to over 1,200 sq ft. Inside you will find a lovely relaxed lounge with woodburning stove, superb kitchen with dining area, downstairs WC, utility room, four bedrooms, ensuite shower room and bathroom. Outside are neat gardens, completely private to the rear.

Hillsborough Village with shops, restaurants and the beautiful Forest Park is only 2.5 miles away while Sprucefield with M1 and A1 access is just over 3 miles away.

• UPVC double glazed throughout

• Oil fired heating

