



# Hampton ESTATES

028 9064 2888  
www.hamptonestates.co.uk

19 Tirowen Drive  
Knockmore  
Lisburn, BT28 1SL

Offers Around  
**£80,000**



- Walking Distance to thriving Lisburn City Centre
- Spacious Living Room open to Kitchen/Dining Area
- 3 Spacious Bedrooms
- Bathroom with White Suite
- Rear Patio Garden
- Double Glazing
- Off- Street Parking

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92-100) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E	52	66
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
Northern Ireland		
EU Directive 2002/91/EC		



## Description

We are pleased to offer for sale this well-presented Mid Terrace property. The accommodation comprises of spacious Living Room with Double Doors to Fitted Kitchen/Dining Area, 3 Bedrooms and Bathroom with White Suite. This property further benefits from Oil Fired Central Heating, Double Glazing and Off-Street Parking.

This property is located within walking distance to Lisburn City Centre, Schools, Shops and local amenities. Located between the Moira Road and Ballinderry Road, this property is also within close commuting distance to Belfast City Centre. This property is perfect for First Time Buyers and Investors alike.

## Ground Floor

### ENTRANCE HALL:

Entrance Door, Tiled Floor, Radiator

### LIVING ROOM:

*4.5m x 3.2m (14' 9" x 10' 6")*

PVC Double Glazed Bay Window to Front, Radiator, Laminate Wooden Flooring, Fireplace with Mahogany Surround and Raised Tiled Hearth, Double Doors to Kitchen / Dining Area.

### KITCHEN / DINING

*4.8m x 2.6m (15' 9" x 8' 6")*

2X PVC Double Glazed Windows to Rear, PVC Double Glazed Door to Rear, Tiled Floor, Radiator, Range of High and Low Level Fitted Units, Single Drainer Sink Unit with Mixer Taps, Space for Electric Cooker, Under-Counter Space for Fridge and Freezer, Under-Stairs Storage housing Hot Water Cylinder



## First Floor



**LANDING:**

Access to Roof Space

**BATHROOM:**

*1.8m x 1.6m (5' 11" x 5' 3")*

PVC Double Glazed Window to Rear, Tiled Floor, Tiled Walls, Radiator, White Suite comprising Panelled Bath with Shower Screen and 'Mira' Electric Shower, Pedestal Wash Hand Basin, Close Coupled WC.

**BEDROOM (1):**

*4.3m x 3.4m (14' 1" x 11' 2")*

PVC Double Glazed Window to Rear, Radiator

**BEDROOM (2):**

*3.7m x 3.7m (12' 2" x 12' 2")*

2x PVC Double Glazed Windows to Front, 2x Radiators

**BEDROOM (3):**

*2.5m x 2.2m (8' 2" x 7' 3")*

PVC Double Glazed Window to Front, Radiator, Built In Robe



## Outside

Forecourt offering Off-Street Parking, Westernly Facing Rear Patio Garden





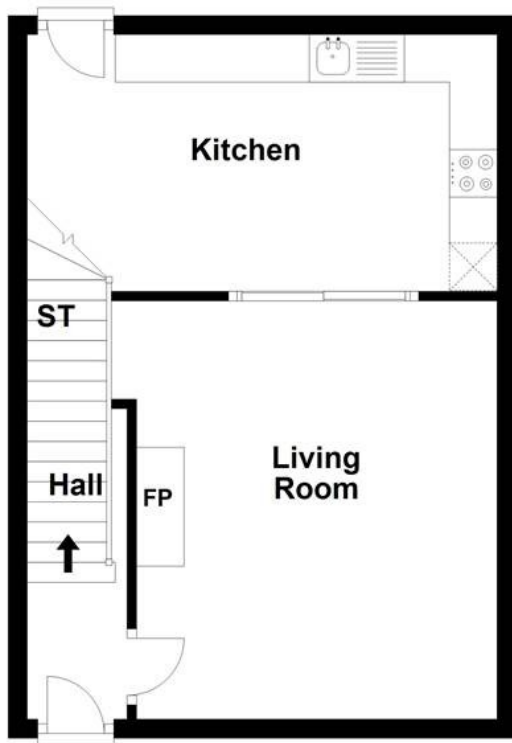
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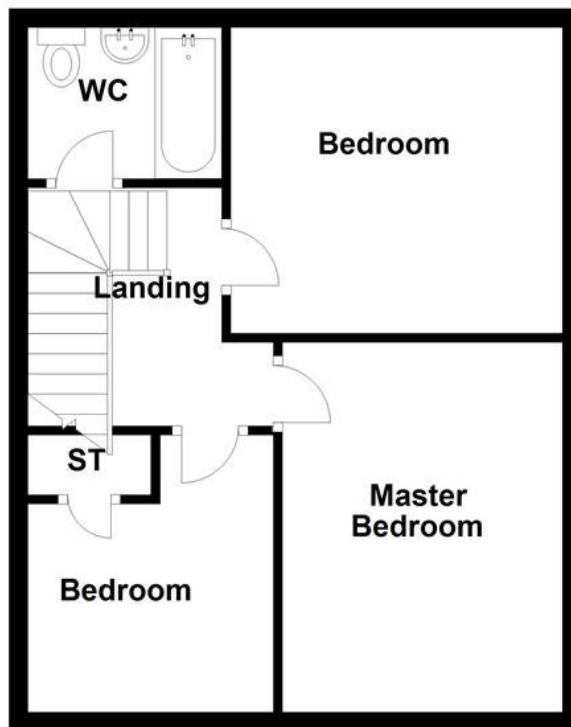
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**Ground Floor**



**First Floor**



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