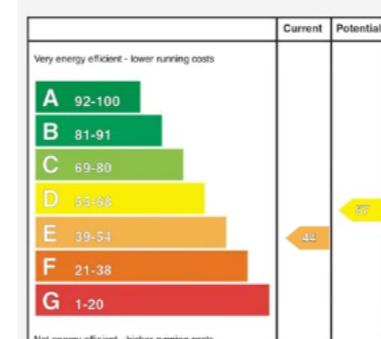




Total area: approx. 83.9 sq. metres (903.2 sq. feet)

This plan is for illustrative purposes only.  
Plan produced using PlanUp.

**Energy Rating**  
Epc Type: Domestic  
Current: E44  
Potential: D57  
EPC Landmark Code: 2149-3976-0240-7803-0930  
[Epc Certificate](#)



#### Belfast Branches

Lisburn Road - 028 90 66 3030  
Ballyhackamore - 028 90 65 0000

#### Other Branches

Bangor - 028 91 45 1166  
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## With You Every Step of the Way

These particulars do not constitute any part of an offer or contract. None of the statements contained in these particulars are to be relied on as statements or representations of fact and intending purchasers must satisfy themselves by inspection or otherwise to the correctness of each of the statements contained in these particulars. The Vendor does not make or give, neither Templeton Robinson, nor any person in its employment has any authority to make or give, any representation or warranty whatever in relation to this property. All dimensions are taken to nearest 3 inches.



**Offers Over  
£115,000**

32 Green Hill,  
LISBURN,  
BT27 5SN

Viewing by  
appointment with  
& through agent  
028 9266 1700

A delightful terrace property with a picturesque rural outlook. Set in a highly sought after locality and surrounded by open countryside and is just minutes from a host of amenities with Belfast and Lisburn also convenient via Bus and Train links close by.

The property presents well-proportioned extended accommodation with the generous reception rooms, three bedrooms and a detached rear garage.

Providing the best of both worlds with its quiet and convenient locality, recent sales in this particular area have proved extremely successful and thus early.

Priced to allow for suitable modernisation, early viewing is highly recommended.

32 Green Hill,  
LISBURN,  
BT27 5SN

## Property Features

A Delightful Mid Terrace Property in a Quiet Yet Convenient Rural Location

Lounge with Feature Fireplace

Separate Dining Room/Study

Generous Kitchen Diner

3 Light and Bright Bedrooms

Family Bathroom

A Property with a Strong Feeling of Warmth and Character Throughout

Oil Fired Central Heating

Front and Rear Gardens Each with Rural Views to Open Countryside

Detached Garage to the Rear with Off Street Parking

Ideal for Both Investor and Owner Occupiers

Picturesque Country Living Yet Very Convenient to Both Belfast and Lisburn Via Car and Train Links

Early Viewing is Highly Recommended

## Location:

Heading from Belfast towards Lisburn on Upper Malone Road, continue on road as it becomes Ballyskeagh Road and then Lambeg Road, turn left into Tullynacross road and past Coca Cola factory on left hand side, property is approximately 1/4 mile on the left hand side.

## Property Comprises

### Ground Floor

#### ENTRANCE PORCH:

LOUNGE: 13' 11" x 10' 10" (4.23m x 3.31m)

HALLWAY: Storage under stairs, hotpress.

DINING ROOM: 8' 10" x 8' 0" (2.7m x 2.45m)

BATHROOM: 7' 6" x 6' 11" (2.29m x 2.11m) Low flush wc, pedestal wash hand basin, panelled bath with shower attachment.

KITCHEN DINER: 12' 10" x 11' 6" (3.92m x 3.5m) Range of high and low level units, integrated fridge, twin electric oven, 4 ring ceramic hob, space for washer drier, 1.5 bowl sink unit with mixer tap, door to rear garden.

### First Floor

LANDING: Velux window.

BEDROOM (1): 13' 11" x 10' 10" (4.24m x 3.29m)

BEDROOM (2): 11' 7" x 11' 6" (3.52m x 3.51m)

BEDROOM (3): 8' 11" x 8' 2" (2.72m x 2.5m)

### Outside

Front garden laid in lawn with small specimen trees and plants.

Vehicular access to the rear with off street parking. Rear garden set in lawn adjacent to a detached garage.

#### DETACHED GARAGE:

