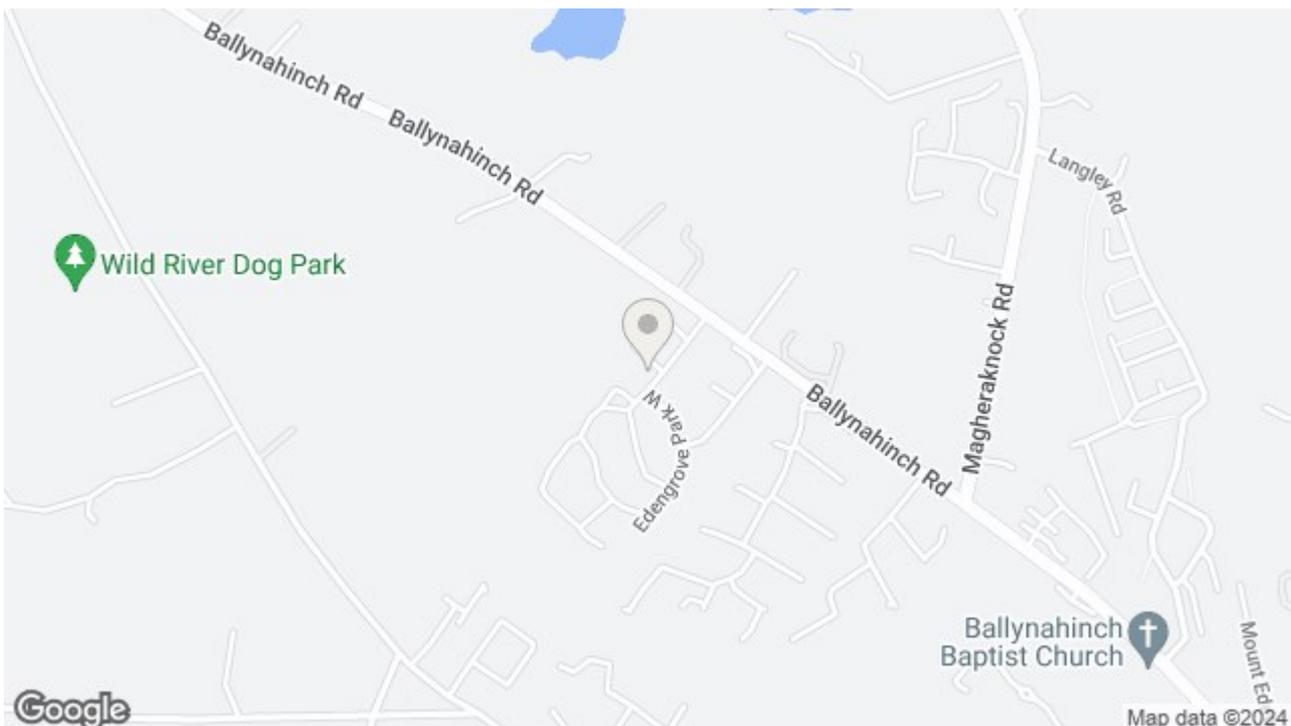




14 LIME TREES, BALLYNAHINCH, DOWN, BT24 8NB



OFFERS AROUND £185,000

We are delighted to offer for sale this beautifully presented semi detached home in the popular residential area of Lime Trees, Ballynahinch. The accommodation comprises bright and spacious living room, downstairs w.c, kitchen with dining area and on the first floor three bedrooms serviced by a family bathroom. Externally the property has an enclosed family friendly private rear garden and ample parking at the front with lawned area. The property also benefits from a detached garage.

With so much to offer in this fantastic family home plus being within easy commuting distance to both Belfast, Lisburn and the M1 we recommend early viewing.



## At a glance:

- Semi Detached Home
- Three Bedrooms
- Living Room with fireplace
- Downstairs W/C
- Popular & Convenient Location
- Detached Garage
- Family Bathroom
- Kitchen / Dining
- Enclosed Rear Garden
- Beautifully Presented Throughout

### Entrance Hall

17'0" x 6'9"

PVC glazed front door into bright and spacious entrance hall with tiled floor. Under stairs storage cupboard.

### Living Room

17'0" x 12'5"

Fireplace with stone surround and mantle, decorative inset and tiled hearth.

### Kitchen/Dining Room

Range of high and low rise units with stainless steel sink and drainer and tiled splash backs. Integrated dish washer, fridge/freezer and microwave. Electric oven and hob. Space for dining with built in display storage units. Tiled floor. Double patio doors to rear garden and door to side.

### WC

White suite encompassing low flush W/C and wash hand basin with tiled splash. Tiled floor.

### Landing

Access to hot press.

### Bedroom 1

10'1" x 12'6"

Rear facing. TV point.

### Bedroom 2

15'0" x 9'0"

Front facing. Built in robes. TV point. Storage into eaves.

### Bedroom 3

12'0" x 6'11"

Front facing. Built in robes. TV point. Storage into eaves.

### Bathroom

10'5" x 7'4"

White suite encompassing low flush W/C, wash hand basin, jacuzzi bath and corner shower. Tiled floor and partially tiled walls.

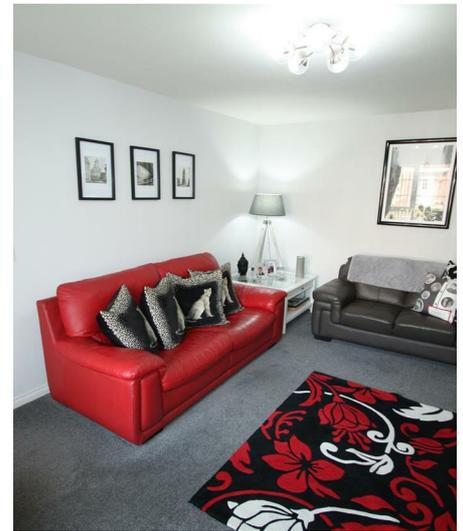
### Garage

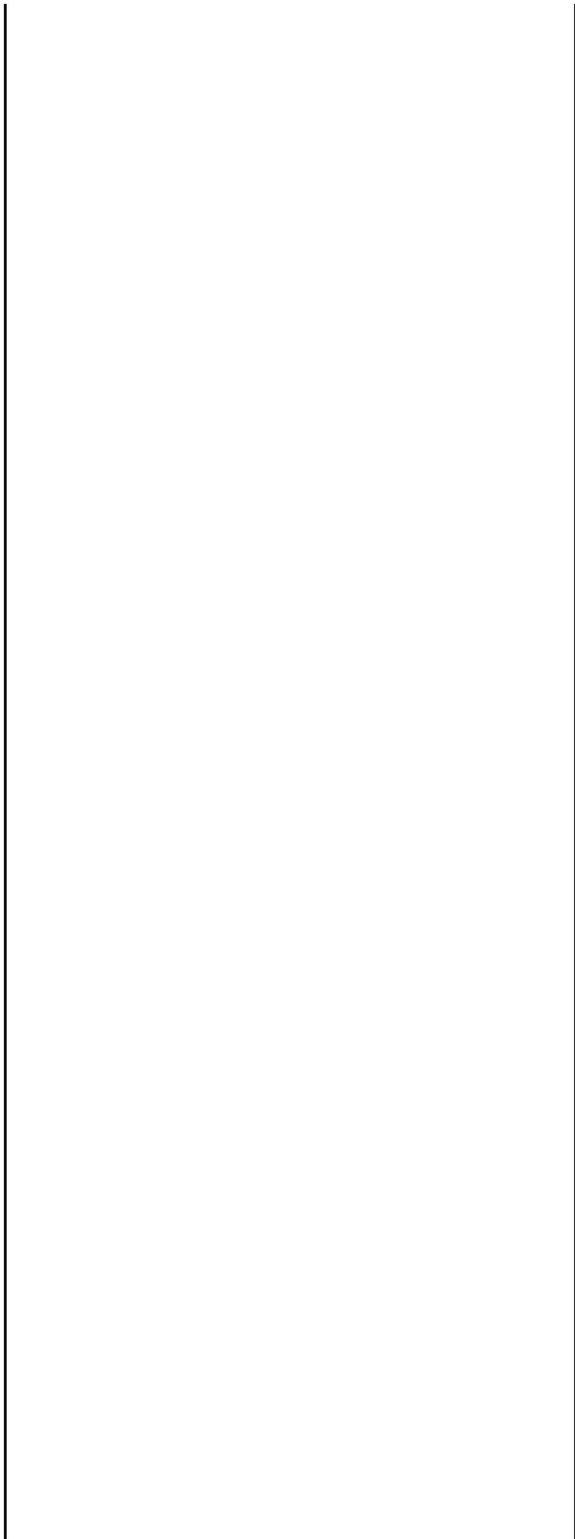
18'9 x 11'4

Roller door. Plumbed for washing machine and tumble dryer. Door to side.

### Outside

To the front - lawned area with flower beds. Tarmaced driveway with ample space for off street parking and access to detached garage. To the rear - enclosed garden laid in lawn with feature flower beds and paved patio area ideal for entertaining. Outside tap.







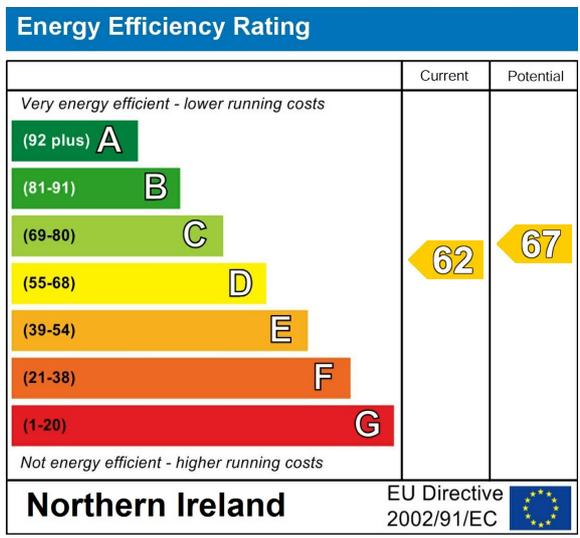




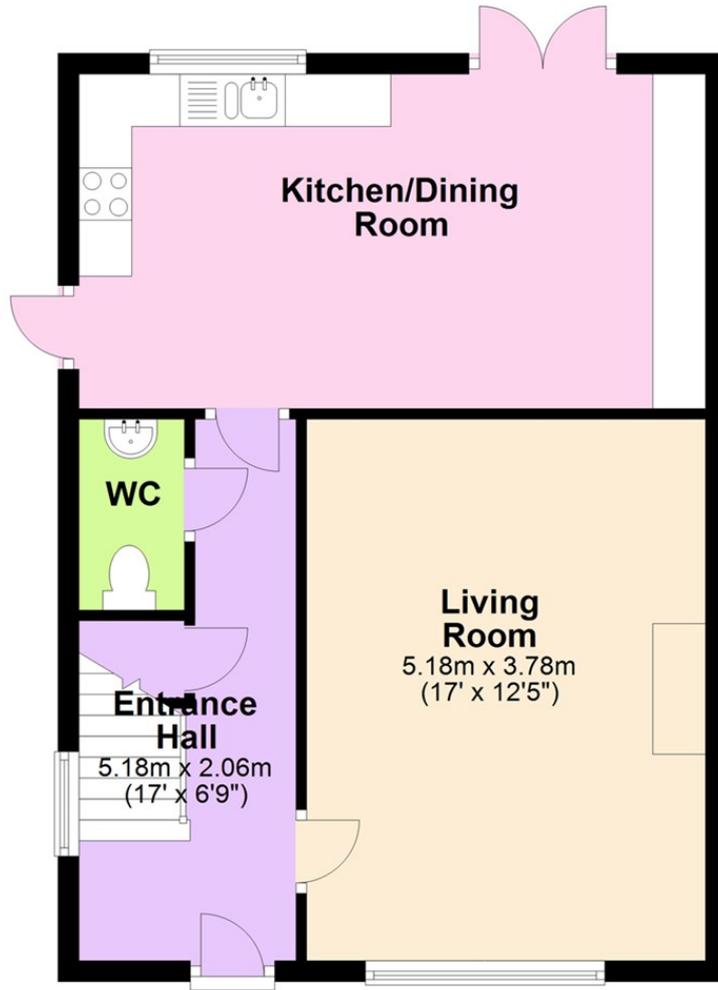








# Ground Floor



Questions you may have. **Which mortgage would suit me best?**

**How much deposit will I need? What are my monthly repayments going to be?**

To answer these and other mortgage related questions contact our mortgage advisor on 0289 756 1155.

Your home may be repossessed if you do not keep up repayments on your mortgage.

**We DO NOT charge for initial mortgage consultations. We may charge a fee on completion depending on circumstances. Our typical fee is £250, however, please confirm with Mortgage Consultant at time of appointment.**

Please note that we have not tested the services or systems in this property. Purchasers should make/commission their own inspections if they feel it is necessary.

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