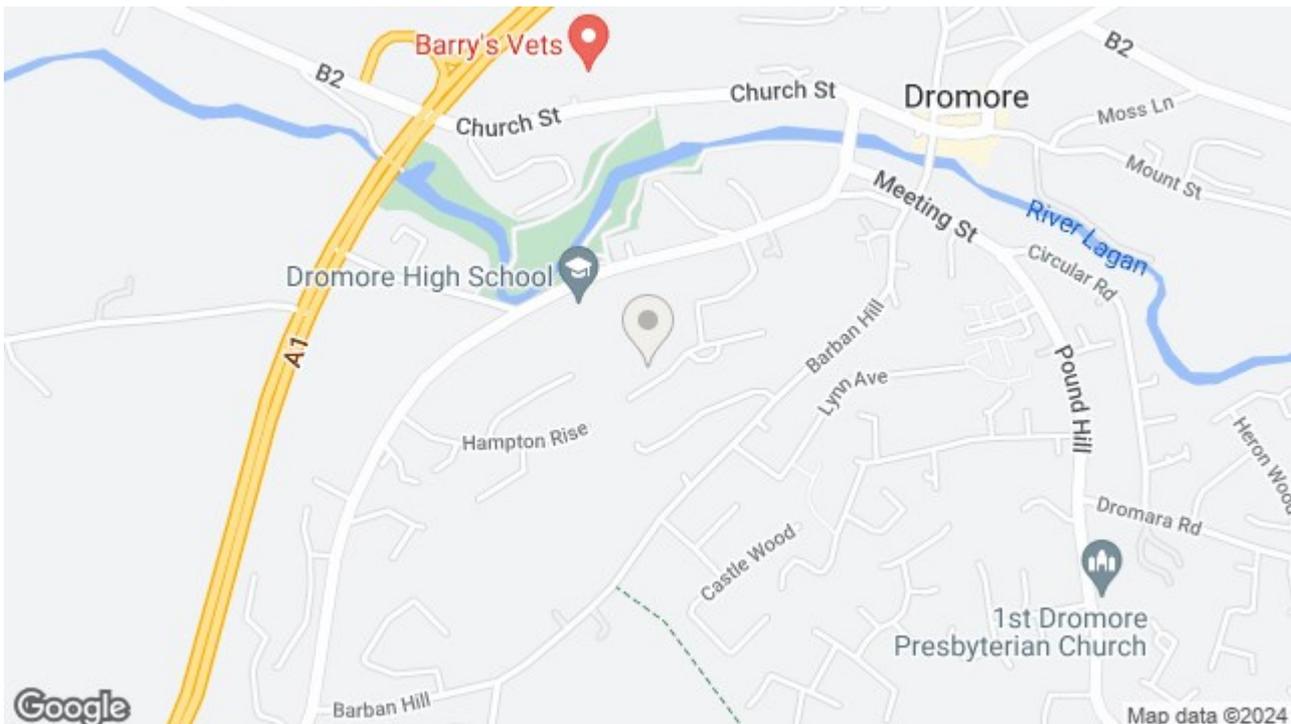




34 BISHOPSHILL, DROMORE, DOWN, BT25 1FL



OFFERS AROUND £175,000

We are delighted to offer for sale this fantastic three bedroom semi detached family home. Only on internal inspection will you fully appreciate the standard of finish used throughout this home. The well presented accommodation comprises entrance hall, bright living room through to dining area, kitchen and utility room, downstairs w/c, and on the first floor three bedrooms, master with ensuite and a family bathroom. Outside the property further benefits from ample parking to the front with access to garage and enclosed garden to the rear with patio area and gardens laid out in lawns. The property is located close to all the local amenities and schools and within easy commuting distance to Belfast, Lisburn and beyond. With nothing to do but move in your furniture, this property is sure to appeal to many so early viewing is a must!



At a glance:

- Semi Detached Home
- Living / Dining Room
- Three Bedrooms
- Family Bathroom
- Convenient Location
- Integral Garage
- Kitchen & Separate Utility Room
- Master Bedroom with Ensuite
- Enclosed Rear Garden
- Well Presented Throughout

Entrance Hall

10'9" x 3'11"

Wooden front door into bright entrance hall.

Living/ Dining area

29'4" x 12'6"

Fireplace with wood burning stove and slate hearth. Through to dining area with double patio doors to rear garden. Wooden flooring.

Kitchen

10'7" x 10'4"

Range of high and low rise units with integrated stainless steel sink and drainer and tiled splash backs. Electric oven and hob with overhead extractor fan. Integrated fridge/freezer and dish washer. Tiled floor. Door to utility room.

Utility Room

10'7" x 5'5"

Range of high and low rise units with stainless steel sink and drainer and tiled splash backs. Recess for washing machine and tumble dryer. Tiled floor. Door to rear.

WC

6'8" x 2'11"

White suite encompassing low flush W/C and vanity wash hand unit with feature tiled splash back. Wooden floor.

Landing

Bedroom 1

19'6" x 12'4"

Front facing. Walk in wardrobe.

En-suite

White suite encompassing low flush W/C, wash hand basin and shower. Tiled floor.

Bedroom 2

12'7" x 10'4"

Rear facing.

Bedroom 3

6'7" x 10'4"

Front facing.

Bathroom

6'9" x 9'9"

White suite encompassing low flush W/C, wash hand basin, bath and separate shower. Tiled floor and partially tiled walls. Access to hot press.

Garage

Up and over door. Power and light.

OUTSIDE



To the front - tarmaced driveway with ample space for off street parking and access to garage. Garden laid in lawn. To the rear - enclosed rear garden with paved patio and lawned areas.













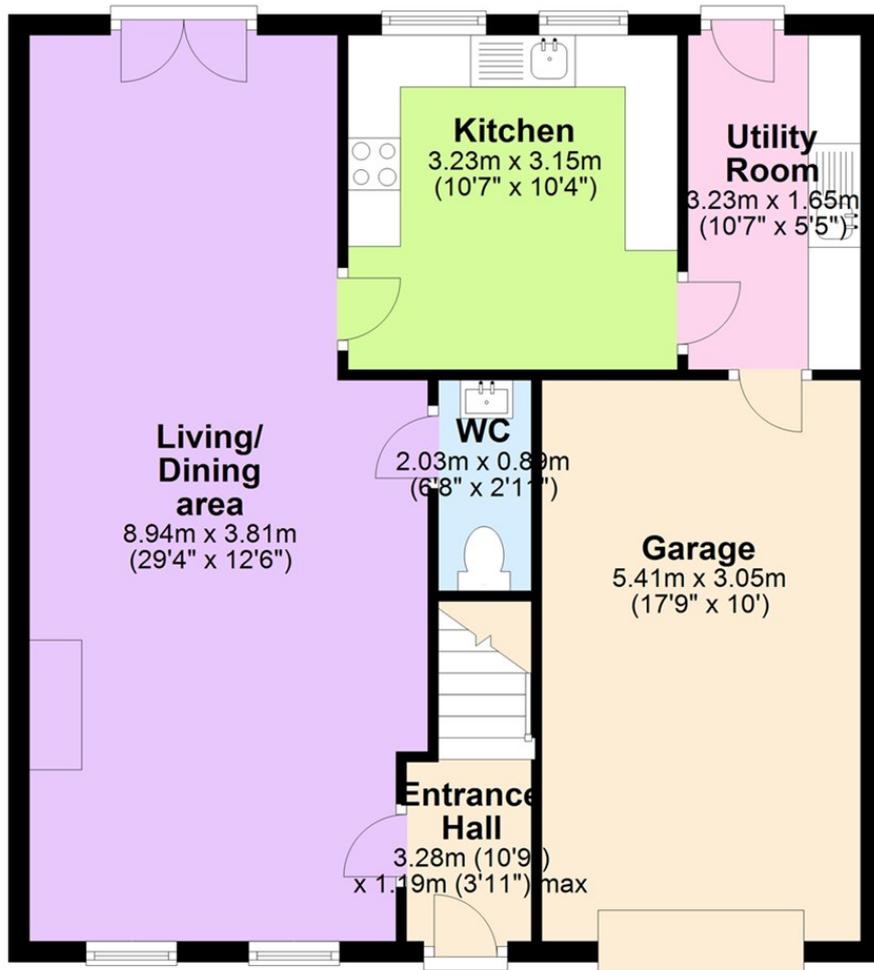




Energy Efficiency Rating

	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92 plus) A		
(81-91) B		
(69-80) C	65	68
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
<i>Not energy efficient - higher running costs</i>		
Northern Ireland	EU Directive 2002/91/EC	

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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