

ULSTER PROPERTY SALES

UPS

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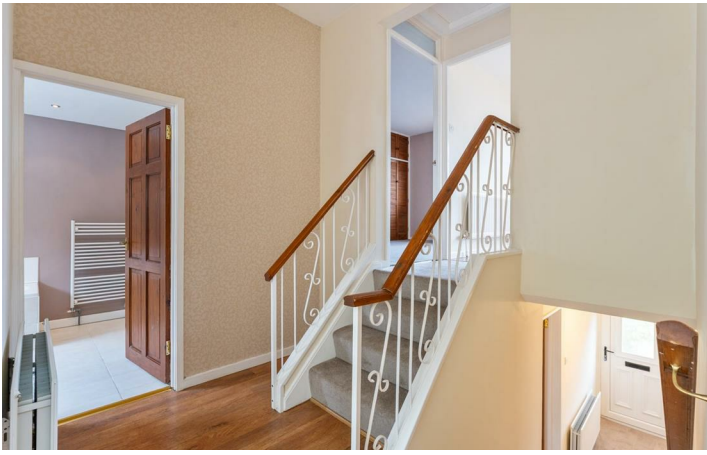
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NETWORK STRENGTH - LOCAL KNOWLEDGE



**27 CLAGGAN PARK, DUNDONALD,
BELFAST, BT16 2SR**

OFFERS AROUND £129,950



Located in Claggan Park, Dundonald, Belfast, this three-bedroom mid-terrace house offers a perfect opportunity for first time buyers and small families alike.

The property boasts a contemporary kitchen, featuring an attractive range of units, stainless steel oven, ceramic hob, partly tiled walls and laminate wood flooring. The modern bathroom comprises a tiled surround bath, walk in shower cubicle and ceramic tiled flooring. Each of the three bedrooms is well-proportioned, two of which include built in robes. This well presented property benefits from double glazing and Gas Fired Central Heating, with low maintenance gardens to the rear that add to its appeal.

Conveniently located close to the local amenities of Dundonald Village and transport links, providing easy access to Belfast City Centre. Whether you are a first-time buyer, young family or looking to invest, this property presents an excellent opportunity to secure a lovely home in a sought-after location.



Key Features

- Well Presented Three Bedroom Terraced Property In Popular Location
- Spacious Living Room On Upper Level
- Attractive Fitted Kitchen With Excellent Range of Units
- Three Good Sized Bedrooms Two to Include Built In Robes
- Family Bathroom Including Separate Bath and Walk In Shower
- Gas Fired Central Heating And Double Glazed Windows
- Attractive Low Maintenance Gardens With Large Patio Area and Lawn
- Convenient Location Close to Dundonald Village and Easy Access to Belfast City Centre



Accommodation Comprises

Entrance Hall

PVC front door, laminate wood flooring.

Kitchen

12' x 9'

Excellent range of high and low level units, single drainer stainless sink unit, stainless steel oven and ceramic hob, extractor fan, plumbed for washing machine, part tiled walls, laminate wood flooring

Bathroom

White suite comprising tiled surround bath with mixer taps, low flush WC, pedestal wash hand basin with mixer taps, part tiled walls, shower cubicle with sliding shower door, ceramic tiled flooring, heated towel rail.

Upper Level

Living Room

15'9 x 12'5

Laminate wood flooring.

Bedroom 1

12'8 x 10'

Lower Level

Bedroom 2

12'5 x 9'4

Built in robes.

Bedroom 3

12'4 x 8'9

Built in Robes.

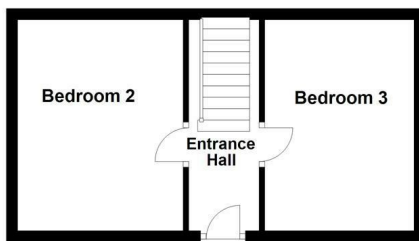
Outside

Gardens in lawn and patio.

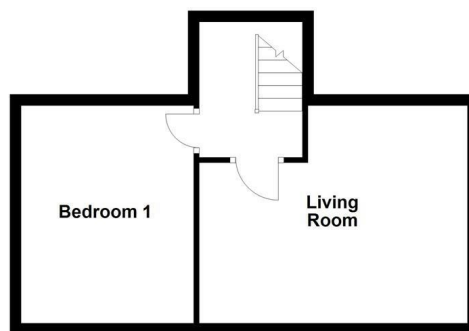




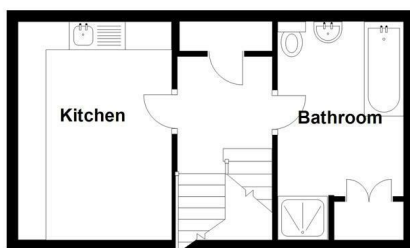
Lower Ground Floor



Second Floor



First Floor



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C	72	75
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
Northern Ireland		EU Directive 2002/91/EC

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 028 9047 1515.

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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