



3 The Hill
Dunmurry
BT17 9EY

LONGSTAND

Guide Price:
£125,000



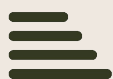
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EPC:
D62

Dating back to the early 1900s, The Hill is a cul-de-sac of terrace houses and cottages situated at The Cutts junction off Queensway and highly convenient to Dunmurry village, Belfast and Derriaghy Train Station. No. 3 is a mid-cottage measuring c.630 sq.ft. with a south facing rear garden and a 0.05 acre front garden with scope for development. Features of the property include a newly fitted Worcester gas-boiler, parking for two cars and a floored attic accessed from the kitchen. Internally, the property comprises a reception room with feature cast iron fireplace, two double bedrooms, kitchen/dining room, bathroom and hot-press.

More about the location...

Dunmurry offers a blend of suburban convenience and recreational, leisure, hospitals, leading schools and transport amenities between Belfast and Lisburn. The Derriaghy Train Station is within a 5 minute walk of the property and Queensway provides an arterial route to both Belfast and Lisburn. Nearby amenities to the property include Aberdelghy Golf Club, Jubilee Park and Colin Glen Forest Park.

Living Room

17'11" x 11'11" max

Carpeted floor and feature cast iron fireplace (chimney capped at present and previously in use as gas fire).

Kitchen/Dining

11'4" x 11'2"

Laminate floor and fully fitted shaker style kitchen. Appliances include eye level double oven, four ring gas hob, washer/dryer and integrated fridge freezer. Access to rear garden and hatch to floored attic.

Back Hallway

4'1" x 2'10"

Laminate floor.

Hot-Press

Newly fitted Worcester gas combi boiler and shelf.

Shower Room

8'1" x 5'11"

Fully tiled suite with white three piece sanitary ware including enclosed shower unit, pedestal sink and WC.

Bedroom 1

11'11" x 10'11"

Double bedroom with carpeted flooring and slide robes. Located at the front of property.

Bedroom 2

11'11" x 8'6"

Double bedroom with carpeted floor. Located at rear of property.

Outside - Front

Parking for two cars and area totalling 0.05 acres with scope for development.

Outside - Rear

South facing with a patio and grassed area. 2.37m x 1.83m shed, side access, outside tap and backing onto railway.







CONTACT

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