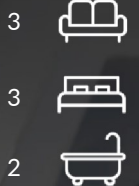




An attractive three-bedroom detached home in a highly convenient Carryduff location
Spacious and flexible accommodation, ideal for modern family living
Excellent opportunity with versatility to suit a range of buyers
Self-contained annex with its own private entrance





Main House:

Welcoming entrance hall with under-stair storage
 Bright and comfortable lounge with a feature fireplace
 Generously sized dining area, perfect for entertaining with family and friends
 Well-appointed kitchen with a range of high and low level units, built-in appliances & breakfast bar
 Bright & airy sunroom overlooking the well maintained rear garden
 Third well proportioned bedroom with a convenient downstairs WC
 Spacious landing with a large storage cupboard
 Two generously sized double bedrooms, both with built-in storage (one with a wash hand basin)
 Family bathroom complete with stylish white four-piece suite
 Concrete front providing excellent off-street parking
 Fully enclosed rear garden with garden laid in lawn, spacious patio and mature shrubs
 Covered utility area - plumbed for whites goods and offers additional storage



Annex:

Entrance hall with convenient WC
 Spacious kitchen area with a number of high and low units & office area
 Bright and airy living area/sunroom looking out over the rear garden
 Two further spacious rooms - currently set up as a music studio & production room
 Fantastic potential to convert to a one bedroom apartment (planning permission approved)



Lough Moss Leisure Centre & a range of local amenities in the centre of Carryduff nearby
 Easy access to Belfast, Lisburn and surrounding areas with transport links or by car
 Within catchment to a number of leading primary and secondary schools in the area

A Sound Opportunity!

This attractive three-bedroom detached home located close to the heart of Carryduff. Offering spacious & flexible accommodation ideal for modern family living, this is a superb opportunity with real flexibility to suit a range of buyers.

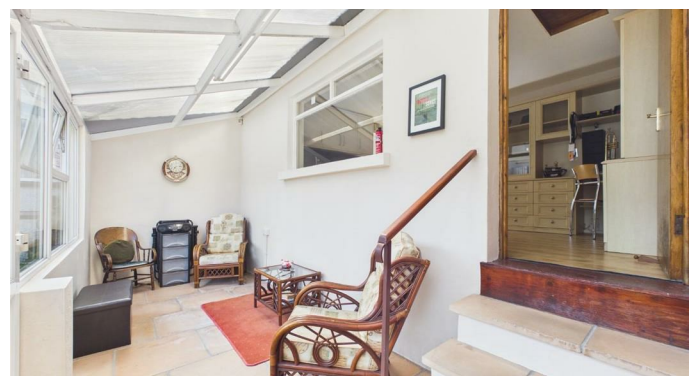
The ground floor comprises a welcoming entrance hall with under-stair storage, a bright and comfortable lounge with a feature fireplace and a generous dining area perfect for entertaining. The well-appointed kitchen features a range of high and low level units, built-in appliances and a breakfast bar, and leads into a bright sunroom overlooking the rear garden. A well proportioned third bedroom with a downstairs WC completes the ground floor space.

Upstairs comprises a large landing cupboard with sliding doors providing excellent additional storage, two well-proportioned double bedrooms, both with built-in storage (one with a wash hand basin) and a family bathroom is finished with a white four-piece suite.

Outside, the front of the property is laid in concrete, offering excellent off-street parking. The fully enclosed rear garden is laid in lawn with a spacious patio area & mature shrubs, creating a private outdoor space. A covered utility area provides further storage.

A standout feature of this home is the self-contained annex with its own entrance, currently set up as a music studio with a seating area, kitchen & WC. This versatile space offers superb potential for conversion into a one bedroom apartment, granny flat or space to work from home!

The property is within walking distance to Lough Moss Leisure Centre & Carryduff town centre which has an excellent range of amenities. Belfast, Lisburn and surrounding towns are easily accessed by public transport or car and the property also sits within the catchment to a range of leading schools in the area.



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