



Located in the ever-popular Hillview Place, this well-presented mid-terrace property offers convenience, comfort, and within easy walking distance of Hollywood's vibrant town centre. Tastefully maintained throughout, the home is ideal for first-time buyers, downsizers, or investors seeking a ready-to-move-into residence in a prime location.

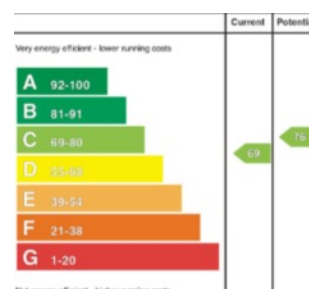
The accommodation comprises a bright and welcoming living room with cast iron fireplace, a modern fitted kitchen with casual dining area, and three well-proportioned bedrooms, white bathroom suite, all complemented by neutral décor and a practical layout. Outside, the property benefits from an enclosed rear garden/patio area, providing a private space for relaxing or entertaining.

Just a short stroll from an array of cafés, restaurants, boutique shops, coastal walks, and transport links, this appealing home combines peaceful residential living with superb accessibility.

**Offers Over
£179,950**

13 Hillview Place,
HOLYWOOD,
BT18 9DL

Viewing by
appointment
through agent
028 9042 4747





- Well Presented Mid Terrace
- Excellent Standard of Decor Throughout
- Spacious Living Room with Cast Iron Fireplace
- Cream Kitchen with Casual Dining Area
- Three Well Proportioned Bedrooms
- White Bathroom Suite
- Double Glazed Windows / Gas Fired Central Heating
- Front & Enclosed Rear Garden, Patio Area
- Garden Store / Utility Room
- Popular & Sought After Location

The Property Comprises:

Ground Floor

uPVC front door.

ENTRANCE HALL: Pine solid wooden floor. Storage under stairs. uPVC door to outside.



LIVING ROOM: 15' 0" x 12' 0" (4.57m x 3.66m) Cast iron fireplace, pine wood strip flooring.

Double doors to:



KITCHEN/CASUAL DINING AREA: 12' 0" x 10' 0" (3.66m x 3.05m) Range of high and low level cream kitchen units, laminate work surfaces, Hotpoint hob and oven, one and a half bowl stainless steel sink unit with mixer tap, plumbed for dishwasher, space for fridge/freezer, ceramic tiled floor.



First Floor

BATHROOM: White bathroom suite comprising panelled bath with mixer taps, Bristan electric shower, shower screen, pedestal wash hand basin, low flush wc, heated towel rail, ceramic tiled floor, part tiled walls. Linen cupboard with built-in shelving. Access to roofspace with gas fired boiler.

LANDING: Linen cupboard.



BEDROOM (1): 14' 0" x 9' 0" (4.27m x 2.74m) Wood painted strip flooring.



BEDROOM (2): 12' 0" x 10' 0" (3.66m x 3.05m)



BEDROOM (3): 11' 0" x 5' 10" (3.35m x 1.78m) Built-in cupboard, wood painted strip flooring.



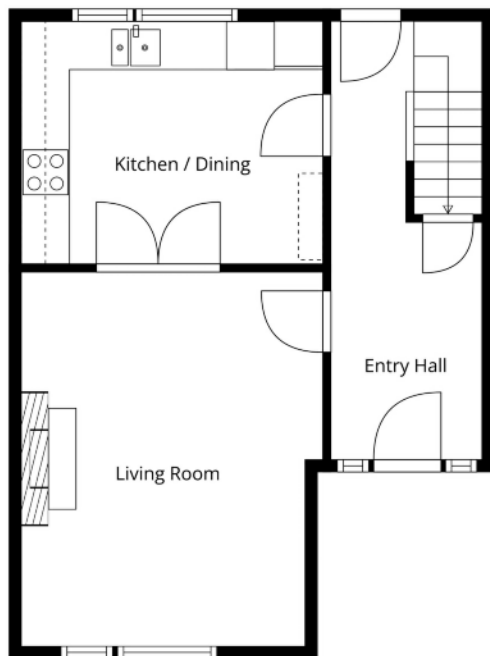
Outside

Pedestrian gateway. Front garden. Enclosed rear garden, decked patio. Garden store, plumbed for washing machine, space for tumble dryer.

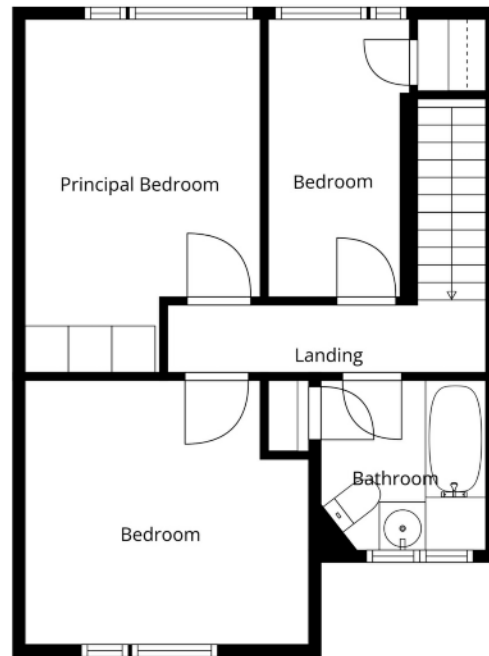


Location:

Following on up Church Road in Holywood take the first right onto Church View then take the fourth left into Spencer Street and Hillview Place is on the left hand side.



1st Floor



2nd Floor

Sizes And Dimensions Are Approximate. Actual May Vary.

North Down - 028 90 42 4747
 Lisburn Road - 028 90 66 3030
 Ballyhackamore - 028 90 65 0000
 Lisburn - 028 92 66 1700
www.templetonrobinson.com

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