



We are delighted to present this well maintained and attractive three bedroom end terrace property, ideally positioned on a spacious corner site. Set within a sought after and peaceful part of the estate, this home offers a comfortable layout, modern features, and excellent outdoor space, making it a superb choice for first time buyers, downsizers, or a growing family.

The property benefits from off-street parking, generous garden areas to the front, side and rear, and double-glazed windows throughout. With oil fired central heating ensuring warmth all year round, this home has been thoughtfully cared for and is ready for its new owners to move in and enjoy. Inside, you will find a welcoming lounge with contemporary laminate flooring and a bright, modern dining kitchen that provides excellent storage with both high and low level units, complete with handy under stair storage. Upstairs offers three well-proportioned bedrooms and a stylish bathroom with a modern three piece suite.

Early viewing is highly recommended to fully appreciate the convenience, comfort, and value this home provides.

**Offers Over
£160,000**

44 Knockburn Drive,
LISBURN,
BT28 2QJ

Viewing by
appointment with
& through agent
028 9266 1700

- Beautifully Presented End Terrace Home positioned on a generous corner site
- Three Well-Proportioned Bedrooms suitable for family living
- Bright Lounge with modern laminate flooring
- Spacious Modern Dining Kitchen with High and low level units
- Contemporary First Floor Bathroom with white three-piece suite
- Off-Street Parking for convenience
- Oil Fired Central Heating
- Double Glazed Windows Throughout
- Gardens to Front, Side & Rear offering outdoor enjoyment
- Separate Bin Storage Area
- Situated in a popular residential area
- Quiet setting tucked away from through-traffic
- Ideal for First Time Buyers, Downsizers, or Growing Families
- Early Viewing Strongly Advised to appreciate all that is on offer
- This is a fantastic opportunity to secure a well-presented and spacious home in a desirable area. Schedule your viewing today, homes in this location do not stay on the market for long



The Property Comprises:

Ground Floor

Front door to . . .

ENTRANCE HALL: 5' 11" x 3' 8" (1.8m x 1.12m) Ceramic tiled floor.

LOUNGE: 15' 4" x 12' 7" (4.67m x 3.84m) Laminate flooring.

DINING KITCHEN: 15' 4" x 10' 8" (4.67m x 3.25m) Range of high and low level units, single drainer stainless steel sink unit with mixer tap, plumbed for washing machine, extractor fan, understairs storage, ceramic tiled floor.



First Floor

LANDING: Access to roofspace via Slingsby ladder. Hotpress.

BEDROOM (1): 12' 6" x 8' 5" (3.81m x 2.57m) Laminate floor.

BEDROOM (2): 10' 8" x 7' 9" (3.25m x 2.36m) Laminate floor.



BEDROOM (3): 9' 3" x 6' 7" (2.82m x 2.01m)

BATHROOM: Bath with mixer tap and shower attachment, low flush wc, vanity unit with wash hand basin, fully tiled walls, tiled floor.



Outside

Gardens to front side and rear. Rear patio area, bin storage, oil tank and boiler. Driveway parking.





Floor 2



Floor 1

Location:

Off Knockmore Road, follow the road and number 44 is on the right hand side.

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

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