



21 Lady Wallace Drive presents an excellent opportunity to acquire a beautifully appointed five-bedroom detached family home, ideally situated in the highly sought-after Lady Wallace development in Lisburn. Recently constructed with fixtures and fittings of the highest standard, this property offers a spacious and versatile layout, allowing you to move in with nothing to do except enjoy.

Perfectly located for those commuting to Belfast or Lisburn City Centre, this home enjoys easy access to a range of local amenities, including popular restaurants, shops, and recreational facilities. It also lies within the catchment area for some of the region's most prestigious schools and offers superb transport links, including close proximity to the M1 motorway.

The property briefly comprises a welcoming entrance hall, a convenient downstairs WC, and two generous reception rooms, ideal for family living and entertaining. The heart of the home is the open-plan kitchen and dining area, which includes a breakfast bar with ample space for casual dining and a separate utility room. Upstairs, five well-proportioned bedrooms await, including a luxurious principal suite with an en-suite shower room and walk-in wardrobe. One further bedroom benefits from en-suite facilities, with a separate family bathroom to serve the remaining bedrooms.

Externally, the home offers a private driveway with off-street parking for two vehicles, a neatly landscaped front garden with a patio walkway, and an enclosed rear garden that provides excellent privacy with well-maintained lawns and patio areas with access to a detached garage.

With generously sized rooms, a modern design, and excellent energy efficiency, this home is perfect for growing families and requires minimal maintenance. Early viewing is strongly recommended to appreciate all that 21 Lady Wallace Drive has to offer.

## Offers Around £415,000

21 Lady Wallace Drive,  
LISBURN,  
BT28 3QR

Viewing by  
appointment with  
& through agent  
028 9266 1700





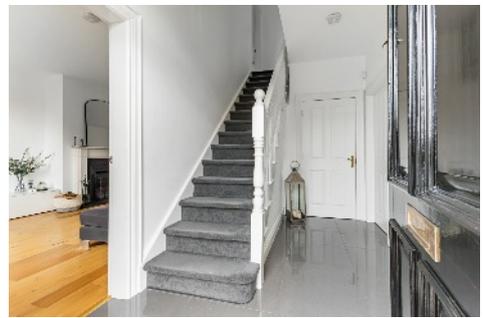
- Stunning Five-Bedroom Detached Home In The Desirable Lady Wallace Development, Lisburn
- Close To Top Local Schools And Belfast International Airport
- Excellent Transport Links To Lisburn And Belfast City Centres With Direct Access To The M1 Motorway
- Short Distance From Lisburn Golf Club, Sprucefield Shopping Centre, And Hillsborough Village
- Two Spacious Reception Rooms, Perfect For Family Gatherings And Entertaining
- Open-Plan Kitchen, Living, And Dining Area Featuring A Modern Fitted Kitchen, Breakfast Island, And Ample Space For Casual Dining
- Downstairs WC And Separate Utility Room
- Five Well-Proportioned Bedrooms Across Two Floors
- Principal Bedroom With Luxurious En-Suite Shower Room And Walk-In Wardrobe
- Additional En-Suite Bathroom Plus A Stylish Family Bathroom with White Suite
- Excellent Additional Built-In Storage Into Eaves
- Private Tarmac Driveway Offering Off-Street Parking For Multiple Cars
- Landscaped Front Garden With Paved Walkway Leading To The Front Door
- Enclosed Rear Garden Offering Superb Privacy, With Well-Maintained Lawns And Patio Area
- Detached Garage Providing Excellent Additional Storage
- Oil Fired Central Heating And Double Glazing Throughout
- Excellent Energy Efficiency With Low Running Costs And Minimal Maintenance Required
- Early Viewing Highly Recommended To Fully Appreciate The Size And Quality Of This Exceptional Family Home

The Property Comprises:

## Ground Floor

Front door with fan glass toplight to . . .

RECEPTION HALL: Polished tiled floor.



DOWNSTAIRS W.C.: White suite comprising low flush wc with push button, floating wash hand basin with half pedestal and tiled splashback, polished tiled floor, light and extractor fan.

LIVING ROOM: 24' 2" x 11' 11" (7.37m x 3.63m) (at widest points). Outlook to front, solid oak wooden flooring, feature fireplace with carved stone mantelpiece and surround, cast iron inset and slate hearth, floor to ceiling radiator.



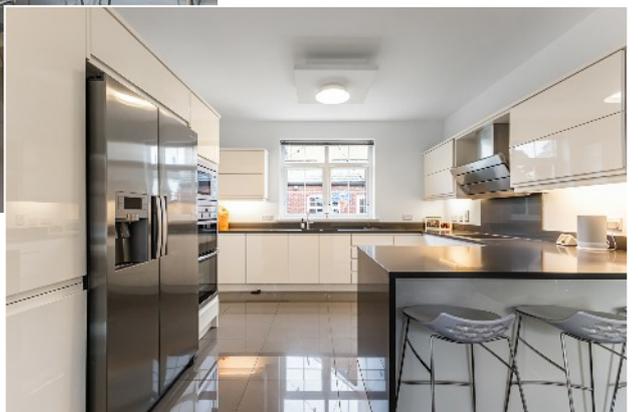
Archway to . . .

SUN ROOM: 13' 7" x 12' 0" (4.14m x 3.66m) (at widest points). Dual aspect to rear garden, solid wooden flooring, uPVC double glazed French doors to rear garden.



DINING AREA: 12' 4" x 11' 9" (3.76m x 3.58m) (at widest points). Outlook to front, ample space for casual dining, polished tiled floor.

KITCHEN: 12' 5" x 12' 4" (3.78m x 3.76m) (at widest points). Bespoke fully fitted kitchen with range of high and low level units, Siquastone worktops, inset sink with side drainer and Quooker hot water tap tap, breakfast bar, built-in high level microwave, built-in high level double oven and grill, space for American style fridge freezer, four ring touch screen ceramic hob with surrounding Siquastone upstand and splashback, built-in extractor fan, polished tiled floor, built-in dishwasher.



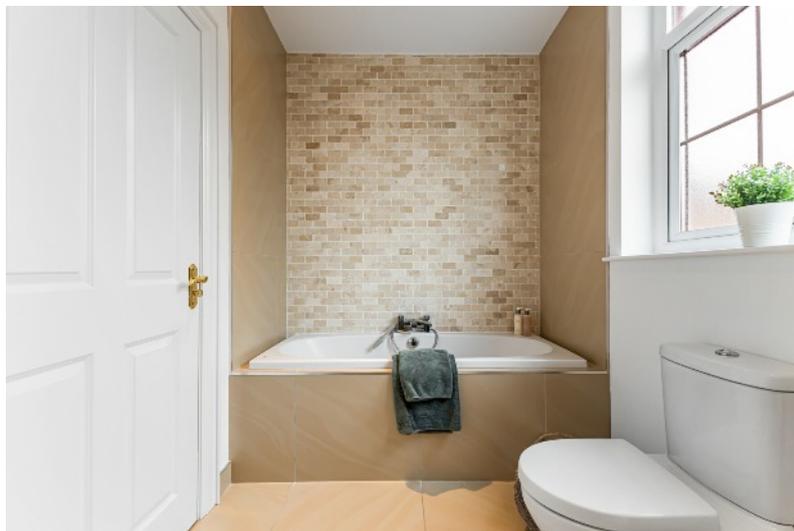
UTILITY ROOM: 8' 0" x 7' 4" (2.44m x 2.24m) (at widest points). Range of high and low level units, laminate worktops, stainless steel single drainer side drainer with chrome mixer tap, plumbed for washing machine and tumble dryer, additional built-in storage, polished tiled floor, uPVC double glazed access door to rear garden.



First Floor

LANDING:

FAMILY BATHROOM: White suite comprising low flush wc with push button, pedestal wash hand basin with chrome mixer tap and tiled splashback, tiled floor, tiled panelled bath with chrome mixer tap and telephone attachment, plumbed for shower, tiled walls, frosted glass window, extractor fan, tiled floor.



BEDROOM (1): 17' 8" x 12' 4" (5.38m x 3.76m) (at widest points). Range of built-in wardrobes, walk-in dressing room.

ENSUITE SHOWER ROOM: White suite comprising low flush wc, pedestal wash hand basin with chrome tap, corner shower unit with fully tiled shower enclosure with glass sliding door, shower with chrome thermostatic control valve and rainfall shower head, tiled floor, frosted glass window, extractor fan.



BEDROOM (2): 12' 5" x 11' 11" (3.78m x 3.63m) (at widest points). Outlook to front, range of built-in wardrobes.

BEDROOM (3): 11' 11" x 11' 6" (3.63m x 3.51m) (at widest points). Range of built-in wardrobes, laminate wood effect flooring, outlook to side.



### Second Floor

LANDING: Picture window, built-in hotpress/storage cupboard.

BEDROOM (4): 12' 1" x 12' 4" (3.68m x 3.76m) (at widest points).

ENSUITE SHOWER ROOM: White suite comprising low flush wc with push button, pedestal wash hand basin with chrome mixer tap and tiled splashback, tiled floor, corner shower unit with glass door, thermostatic control valve and telephone attachment.



BEDROOM (5)/OFFICE: 15' 5" x 11' 11" (4.7m x 3.63m) (at widest points). Velux window and picture window, laminate wood effect floor, built-in cabinets, storage and shelving, low voltage recessed spotlights.



## Outside

Front garden laid in lawns with surrounding patio walkway. Tarmac driveway with parking for two cars leading to . . .

DETACHED GARAGE: 19' 7" x 12' 9" (5.97m x 3.89m) (at widest points). Roller shutter door, light and power.

Surrounding gardens to rear with feature stone brick wall and gate, surrounding flower beds, part laid in lawns with artificial grass and surrounding patio areas ideal for outdoor entertaining, access to oil fired boiler, outside tap and light.



Location:

Lady Wallace Drive is located off Pond Park Road, Lisburn.



Floor 2



Floor 3



Floor 1



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](http://www.templetonrobinson.com)

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