



7 GLENMORE WALK, LISBURN, BT27 4RY

- A Well Presented Mid Terrace Property Situated Within This Popular And Convenient Residential Location In Close Proximity To Local Amenities And Hilden Train Halt
- Entrance Hall With PVC Double Glazed Entrance Door And Tiled Floor
- Lounge With Decorative Wooden Fire Surround With Granite Effect Inset And Hearth
- Kitchen/Dining Area With Integrated Appliances
- Rear Hall With PVC Double Glazed Door To Rear Garden
- Three Bedrooms With Built In Storage (One With Laminated Timber Floor)
- Tiled Shower Room

PRICE: OFFERS IN THE REGION OF £124,950

VIEWING BY APPOINTMENT THROUGH AGENTS

ENERGY EFFICIENCY RATING C72

REF: DL190625SR

- Enclosed Front Garden Laid In Lawn With Paved Path To Entrance Door
- Enclosed Rear Garden Laid In Artificial Grass With Paved Path
- Gas Fired Central Heating System
- PVC Fascias And Soffits
- PVC Double Glazed Windows And External Doors

ACCOMMODATION

Measurements are approximate.

ENTRANCE HALL:

PVC double glazed entrance door. Tiled floor.



LOUNGE:

14' 4" x 12' 8" (4.37m x 3.86m)

Decorative wooden fire surround with granite effect inset and hearth. Electric fire. Tiled floor.



KITCHEN/DINING AREA WITH INTEGRATED APPLIANCES:

11' 10" x 10' 1" (3.60m x 3.08m)

Range of high and low level units. Polished granite effect round edge work surfaces. Integrated oven and hob. Integrated fridge freezer. Integrated dishwasher. Integrated washer/dryer. Concealed extractor unit. Single drainer stainless steel sink unit with mixer tap. Part tiled walls. Tiled floor.



REAR HALL:

PVC double glazed door to rear garden. Storage under stairs. Tiled floor.



FIRST FLOOR

BEDROOM (1):

10' 9" x 10' 6" (3.28m x 3.21m)

Built in storage.



BEDROOM (2):

11' 7" x 8' 8" (3.54m x 2.64m)

Built in storage.



BEDROOM (3):

8' 10" x 8' 3" (2.68m x 2.52m)

Measurements to include built in storage.

Laminated timber floor.



TILED SHOWER ROOM:

Quadrant shower cubicle with thermostatic shower. Pedestal wash hand basin. Close couple low flush wc. Tiled walls. Tiled floor. Separate storage cupboard on landing with gas fired boiler.



OUTSIDE

Enclosed front garden laid in lawn with paved path to entrance door. Gated entrance. Enclosed rear garden laid in artificial grass with paved path. Outside light. Tarmac driveway.

TENURE:

We assume the tenure for this property is leasehold with a peppercorn ground rent, we recommend the purchaser and their solicitor verify the details.

RATES PAYABLE:

For period April 2025 to March 2026 £659.61

DIRECTIONS

From Grand Street turn onto Mill Street. Turn left onto Glenmore Park. Take the first left into Glenmore Walk. Follow the road round to the right and number 7 is on the left.

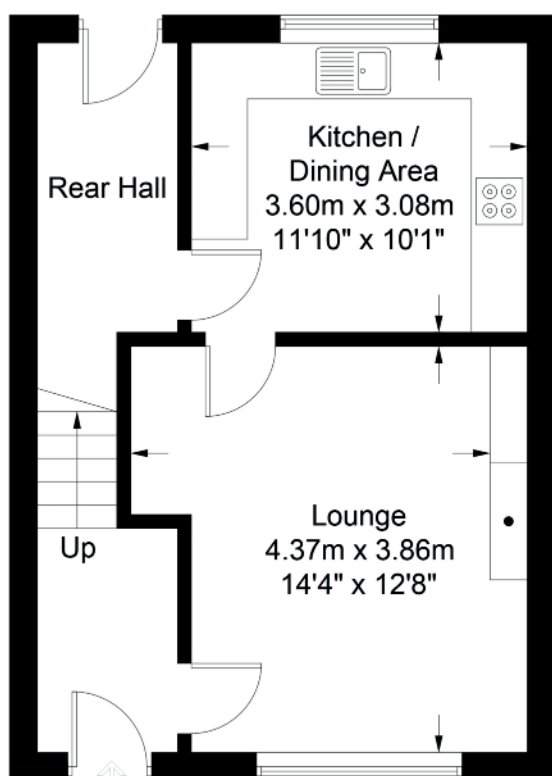
Please note we have not tested any systems in this property, we recommend the purchaser checks all systems are working prior to completion.



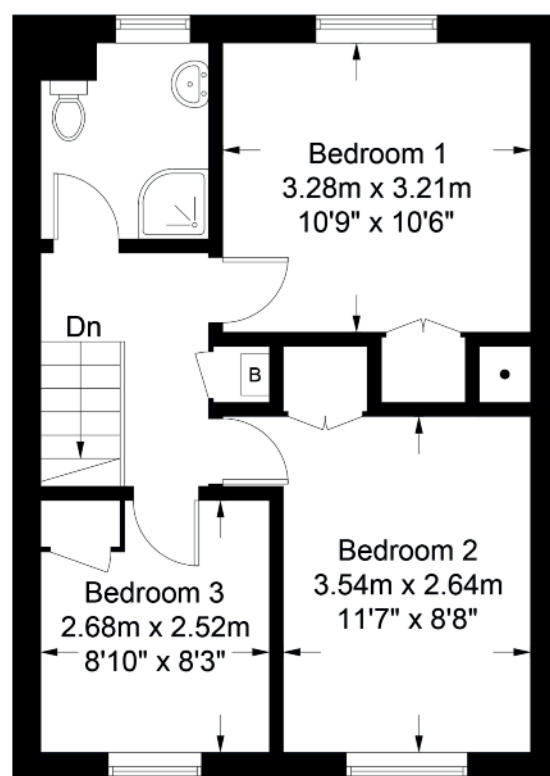


Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C	72 C	80 C
55-68	D		
39-54	E		
21-38	F		
1-20	G		

7 Glenmore Walk



IN
Ground Floor



First Floor

Illustration for identification purposes only, measurements are approximate, not to scale. Fourlabs.co © (ID1214635)

VALUATION SERVICE

We can arrange a **FREE** pre sale valuation of your property at a time to suit you.

www.hgraham.co.uk

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