



10 LISNOE PARK, RAVARNET, BT27 5NS

- An Excellent Semi Detached Property Occupying A Pleasant Cul De Sac Setting Within This Ever Popular Location Convenient To Lisburn, Sprucefield And Hillsborough
- Spacious Lounge And Dining Area With Cast Iron Fireplace And PVC Double Glazed Patio Doors
- Kitchen With Integrated Double Oven And Hob
- Three Bedrooms
- Shower Room With Large Quadrant Shower Cubicle And Mira Electric Shower
- South Facing Rear Garden / Tarmac Driveway With Carport
- Oil Fired Central Heating System

PRICE: OFFERS IN THE REGION OF £159,950

VIEWING BY APPOINTMENT THROUGH AGENTS

ENERGY EFFICIENCY RATING E47

REF:DL170925HG

- PVC Double Glazed Windows And External Doors
- PVC Fascias And Soffits
- An excellent opportunity to acquire one of these popular homes in this sought after and convenient location, we strongly recommend early viewing.

ACCOMMODATION:

Measurements are approximate

ENTRANCE HALL:

PVC double glazed entrance door. Storage under stairs.



SPACIOUS LOUNGE AND DINING AREA:

7.57m (24'10") x 3.50m (11'6")

Measurement taken to widest points. Cast iron and tiled fireplace with granite hearth. PVC double glazed double doors leading to rear garden.



KITCHEN:

2.95m (9'8") x 2.26m (7'5")

Range of high and low level units. Granite effect work tops. Single drainer stainless steel sink unit. Mixer tap. Integrated double oven and hob. Tiled walls. PVC double glazed door leading to driveway and carport.



FIRST FLOOR:

BEDROOM (1):

4.18m (13'9") x 2.92m (9'7")

Measurement to include range of built in robes. Oak laminated timber floor. Panoramic views and built in robe.



BEDROOM (2):

3.36m (11'0") x 3.72m (12'2")

Built in robe.



BEDROOM (3):

3.03m (9'11") x 2.42m (7'11")

Measurement to include hotpress.

SHOWER ROOM:

Large shower quadrant shower cubicle with Mira electric shower. Vanity unit with wash hand basin and mono style mixer tap. Close couple low flush wc. Heated towel rail. Tiled walls and tiled floor. Wall mirror with lighting. Spotlights.



OUTSIDE:

Cul de sac setting. Front garden laid in gravel bed. Tarmac driveway with carport. South facing rear garden laid in gravel bed. PVC oil storage tank. Oil fired boiler. Outside tap and light.

TENURE: We have been advised the tenure for this property is leasehold and the annual ground rent is £18, we recommend the purchaser and their solicitor verify the details.

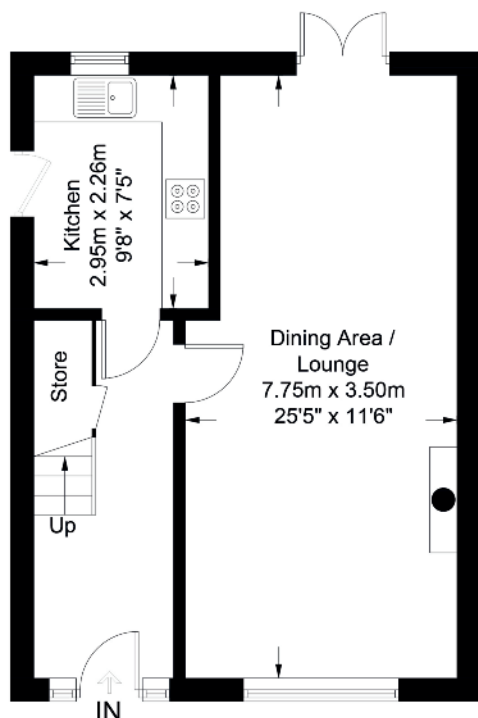
RATES PAYABLE: For period April 2025 to March 2026 £727.84

DIRECTIONS: From Ravernet Road turn into Legacurry Road and then left into Lisnoe Park, at T junction turn left and number 10 is on the left.

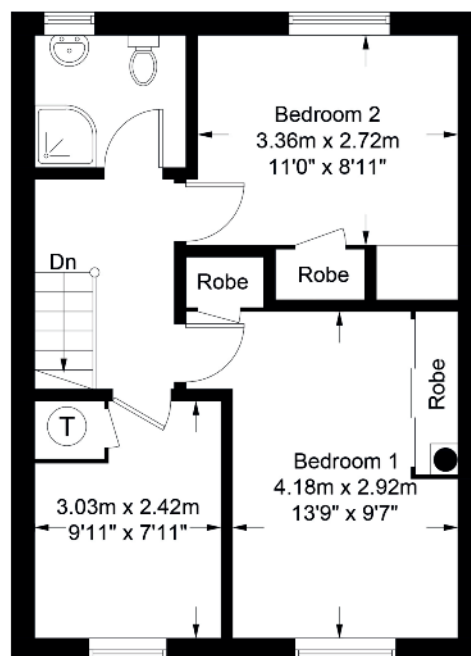
Please note we have not tested any systems in this property, we recommend the purchaser checks all systems are working prior to completion.



10 Lisnoe Park, Ravarnet

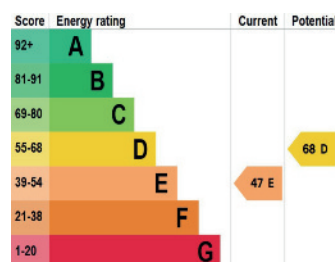


Ground Floor



First Floor

Illustration for identification purposes only, measurements are approximate, not to scale. FloorplansUsketch.com © 2025 (ID1240479)



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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