



5 KILLOWEN PARK, LISBURN, BT28 3LD

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

- A Most Impressive And Exceptionally Well Presented Detached Bungalow Occupying A Spacious And Private Setting Within This Highly Desirable Residential Location
- Lounge With Multi Fuel Stove And Engineered Oak Floor
- Spacious And Luxury Fitted Kitchen And Dining Area With Open Plan Living Area With Patio Doors Overlooking Patio And Private Rear Garden
- Two Bedrooms And Luxury Bathroom With Bath And Shower Cubicle
- Extensive Rear Garden With Private Aspects And Well Stocked Flower Beds And Mature Planting
- Detached Garage And Tarmac Driveway With Parking Space To Front
- Oil Fired Central Heating System With Condensing Type Boiler

PRICE: OFFERS IN THE REGION OF £289,950

VIEWING BY APPOINTMENT THROUGH AGENTS

REF:DL021025HG

- PVC Double Glazed Windows And External Doors (Newly Fitted 2022)
- PVC Fascias And Soffits
- A most outstanding detached bungalow ideally situated close to local shops and leading schools, we strongly recommend early viewing.

ACCOMMODATION

Measurements are approximate

ENTRANCE HALL:

Entrance door with leaded and stained glass windows. Oak laminated timber floor. Coving.

LOUNGE:

4.43m (14'6") x 3.77m (12'4")

Multi fuel stove on slate hearth. Engineered oak floor. Coving.



SPACIOUS AND LUXURY FITTED KITCHEN/DINING AREA: 6.45m (21'2") x 3.46m (11'4")

Excellent range of high and low level units. Granite worktops and upstands. Stainless steel sink unit with swan neck mixer tap. Stoves range style cooker. Extractor hood. Recessed spotlights. Open plan to family living area. PVC double glazed double doors leading to patio and rear garden.



BEDROOM (1):

4.35m (14'3") x 3.57m (11'9")

Measurement to include built in robe with sliding mirror doors. Laminated timber floor. Coving.



BEDROOM (2):

3.32m (10'11") x 2.85m (9'4")

Oak laminated timber floor. Aspect over rear garden.



LUXURY TILED BATHROOM:

White suite. Panelled bath with centre mount mixer tap. Shower cubicle with Mira XL thermostatic shower. Pedestal wash hand basin with mixer tap. Close couple low flush wc. Tiled walls. Tiled floor. PVC panelled ceiling.

OUTSIDE:

Front and extensive rear gardens laid in lawns with well stocked shrub and flower beds. Mature trees. Tarmac driveway and parking space. Paved patio area. PVC oil storage tank.



DETACHED BRICK GARAGE:

4.97m (16'4") x 2.85m (9'4")

Up and over door. Light. Condensing type oil fired boiler.



TENURE:

We have been advised the tenure for this property is leasehold and the annual ground rent is £17.50, we recommend the purchaser and their solicitor verify the details.

RATES PAYABLE: For period April 2025 to March 2026 £1,319.21

DIRECTIONS:

From Ballymacash Road turn into Killowen Park, number 5 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.



5 Killowen Park, Lisburn

Approximate Gross Internal Area = 85.2 sq m / 917 sq ft
Garage = 14.1 sq m / 152 sq ft
Total = 99.3 sq m / 1069 sq ft



Illustration for identification purposes only, measurements are approximate, not to scale. Fourlabs.co © 2025 (ID1245815)



VALUATION SERVICE

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

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