



NICHOLAS
RESIDENTIAL



44b Branziel Road Lisburn BT27 5JJ £1,300 Per month

A stunning first floor apartment in a semi rural location with beautiful views over the countryside. The property is located on the Branziel Road and offers easy access to Lisburn and the wide range of social and recreational amenities on offer such as shops, bars and restaurants. Sprucefield shopping centre and the M1 motorway network are 10 minutes drive away and offers easy access to Belfast.

Internally the property briefly comprises an open plan living/kitchen/dining area with patio doors leading to the wrap around balcony with stunning views overlooking the countryside, a modern fitted kitchen with a range of high and low level units and built in appliances, a separate utility room with washing machine and tumble dryer and two double bedrooms with en-suite shower rooms. The property also benefits from Upvc double glazing and oil fired underfloor heating.

The property comes furnished and is available from 2nd of March.

Call 02890 388383 to arrange your personal viewing today!

- Stunning Two Bedroom First Floor Apartment
- Large Open Plan Living/Dining/Kitchen Area
- Modern Fitted Kitchen with Island and Built-in Appliances
- Wrap Around Balcony With Stunning Countryside Views
- Separate Utility Room
- Two Double Bedrooms With En-suite Shower Rooms
- Oil Fired Underfloor Heating
- UpVC Double Glazed
- Furnished
- Available 2nd of March

Viewing

Please contact our Belfast Office on 02890388383 if you wish to arrange a viewing appointment for this property or require further information.



Area Map



Energy Efficiency Graph

Energy Efficiency Rating

	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92 plus) A		
(81-91) B		
(69-80) C	77	77
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
<i>Not energy efficient - higher running costs</i>		
Northern Ireland	EU Directive 2002/91/EC	



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.

3 Wellington Park, Belfast, Antrim, BT9 6DJ

Tel: 02890388383 Email: info@nicholasresidential.co.uk <https://www.nicholasresidential.co.uk>