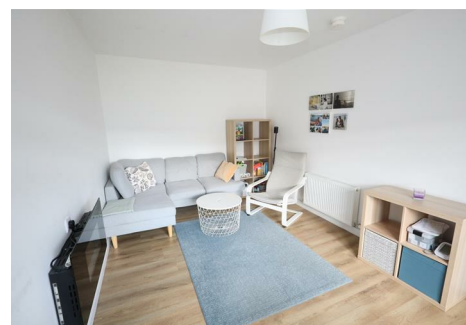




38 Thornberry Road, Belfast, BT14 8ED

Offers Over £219,950

- Semi detached villa in highly popular residential location
- Lounge with laminate wood flooring
- Open plan casual dining area with French doors to rear
- White bathroom suite
- Gas fired central heating
- 3 Bedrooms (master with ensuite shower room)
- Modern shaker style kitchen
- Ground floor W/C
- Double glazing in uPVC frames
- Enclosed garden to rear/ shed to side

38 Thornberry Road, Belfast BT14 8ED

Situated within a highly sought-after residential development, this attractive three-bedroom semi-detached villa presents an excellent opportunity for first-time buyers, young professionals, or growing families. The bright and welcoming lounge features stylish laminate wood flooring, while the modern shaker-style kitchen flows seamlessly into a spacious casual dining area with French doors opening onto the enclosed rear garden, creating an ideal space for everyday living and entertaining. The ground floor also benefits from a convenient WC. Upstairs, the generous master bedroom boasts an ensuite shower room, complemented by two further well-proportioned bedrooms and a contemporary white bathroom suite. Additional benefits include uPVC double glazing and gas-fired central heating for year-round comfort. Outside, the enclosed rear garden offers a private space to relax, while a useful side shed provides extra storage. Enjoying elevated views over Belfast City, this superb home combines comfort, convenience, and location, making it an ideal first-time purchase.



Council Tax Band: Northern Ireland



Ground Floor

Enclosed garden to rear, in lawn, decked area, patio area, external socket

Entrance Hall

Laminate wood flooring

Cloaks

Low flush W/C, vanity unit sink, ceramic tiled flooring, downlighters, extractor fan

Lounge

16'4 x 9'5

Laminate wood flooring

Kitchen

16'6 x 11'0

Range of high and low level shaker style units, round edge worksurfaces, single drainer stainless steel sink unit with mixer tap and vegetable sink, built in stainless steel oven and hob unit, stainless steel extractor fan and canopy, stainless steel splashback, integrated fridge freezer, integrated dishwasher, plumbed for washing machine, wall tiling, downlighters, open plan casual dining area with French doors to rear

First Floor

Landing

Shelved linen cupboard access to roofspace

Bedroom (1)

13'10 x 9'7

Laminate wood flooring

Ensuite Shower Room

Glazed shower cubicle with thermostatic controlled shower, low flush W/C, pedestal wash hand basin, wall tiling, ceramic tiled flooring, downlighters, extractor fan

Bedroom (2)

10'4 x 6'6

View towards Belfast city, laminate wood flooring

Bedroom (3)

10'2 x 9'7

Laminate wood flooring

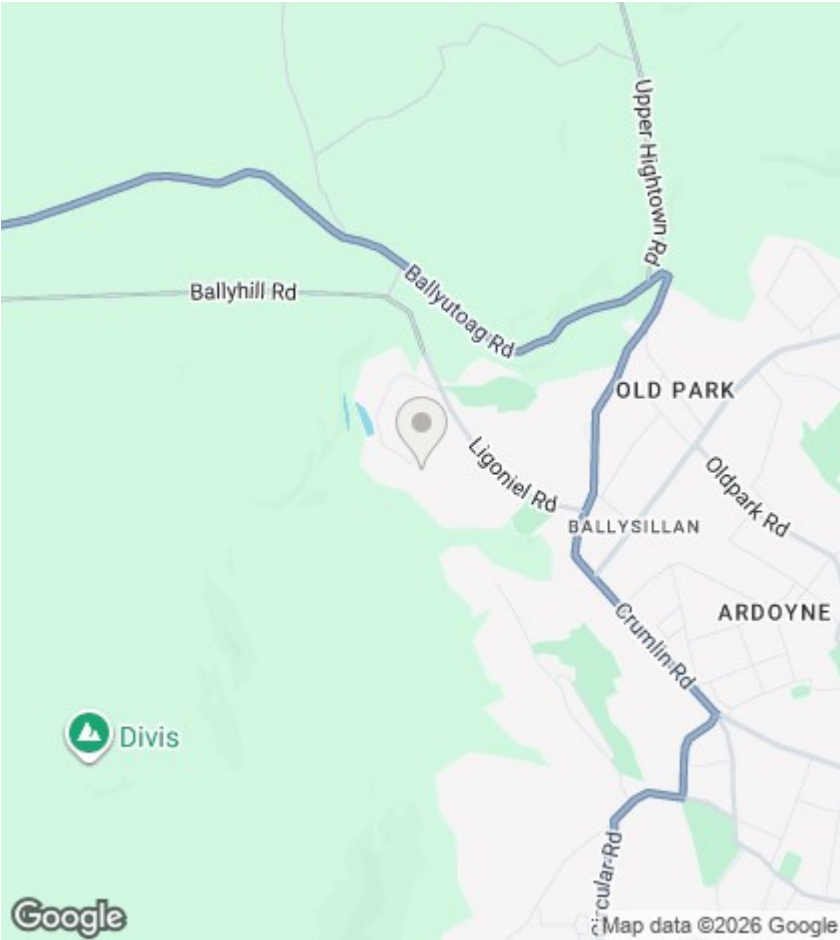
Bathroom

White suite comprising panelled bath, pedestal wash hand basin, low flush W/C, wall tiling, downlighters, extractor fan

Outside

Front in lawn

Driveway to side, shed



Directions

Viewings

Viewings by arrangement only. Call 028 90 800 000 to make an appointment.

EPC Rating:
B

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B	82	82
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
Northern Ireland	EU Directive 2002/91/EC	