



## APT 8 CASEMENT MANOR, ANDERSONSTOWN ROAD, BELFAST, BT11 9BS

A superb opportunity to purchase this well-appointed and privately positioned apartment superbly placed in this preferred and highly sought-after location that rarely becomes available and is just off the established Andersonstown Road, enjoying tremendous doorstep convenience, including a short walk to all the abundance of amenities in Andersonstown, along with excellent transport links, including the Glider service.

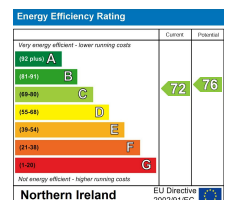
The apartment has a higher-than-average energy rating (EPC C-75) and offers easy-to-manage and secure living within a settled environment; the accommodation is briefly outlined below.

Two good-sized bedrooms and a comfortable living room that is open plan to a fitted kitchen.

In addition, there is an upgraded luxury white bathroom suite and gas-fired central heating system (new boiler installed around 18 months ago) as well as UPVC double glazing and access to secure, gated car parking.

There is also a door entry intercom system, and the property has well-maintained communal areas.

The wider motorway network is very close by, as are arterial routes, a large selection of schools, restaurants, and cafes, not to mention the Kennedy Centre with its many stores and



OFFERS AROUND £139,950



# APT 8 CASEMENT MANOR, ANDERSONSTOWN ROAD, BELFAST, BT11

QRC

## Key Features

- Superb apartment privately positioned to the rear of this extremely desirable development that fronts onto the established Andersonstown Road, offering tremendous doorstep convenience!
- Living room open plan to fitted kitchen.
- Gas fired central heating (new boiler installed around 18 months ago) / Upvc double glazing.
- Lift access.
- Close to arterial routes and the motorway network as well as excellent transport links along with the Glider service.
- Two good-sized bedrooms.
- Up-graded white bathroom suite with decorative tiling.
- Above average energy rating (EPC C-75)
- Access to gated car-parking.
- Viewing strongly recommended for this beautiful apartment that offers safe and secure living that seldom becomes available.





## GROUND FLOOR

Remote controlled electric double gates to carparking, door entry intercom system to;

## APARTMENT ENTRANCE

Communal stairs / lift to;

## FIRST FLOOR

## APARTMENT ENTRANCE

Wooden effect strip floor.

## BEDROOM 1

12'6 x 7'8

## BEDROOM 2

12'9 x 12'0

## WHITE BATHROOM SUITE

Thermostatically controlled shower unit, low flush w.c. wash hand basin and storage unit, chrome effect sanitary ware, chrome effect towel warmer, spotlights, extractor fan, beautiful tiled walls and tiled floor.

## LIVING ROOM

16'7 x 14'0

Laminated wood effect floor, open plan to;

## KITCHEN

Range of high and low level units, single drainer stainless steel 1 1/2 bowl sink unit, built-in hob and underoven.

## OUTSIDE

Access to gated car-parking.

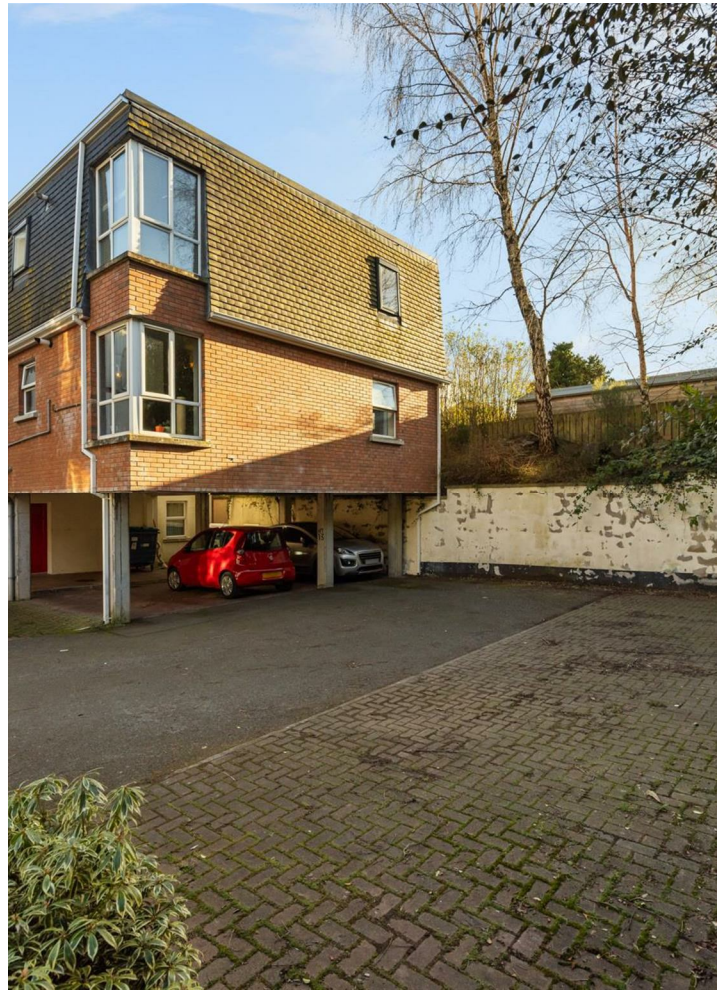




# APT 8 CASEMENT MANOR, ANDERSONSTOWN ROAD, BELFAST, BT11 QRC















# APT 8 CASEMENT MANOR, ANDERSONSTOWN ROAD, BELFAST, BT11

QRC



Questions you may have.

**Which mortgage would suit me best?**  
**How much deposit will I need?**  
**What are my monthly repayments going to be?**

To answer these and other mortgage related questions contact Andersonstown on .

Your home may be repossessed if you do not keep up repayments on your mortgage.

**We DO NOT charge for initial mortgage consultations. We may charge a fee on completion depending on circumstances. Our typical fee is £250, however, please confirm with Mortgage Consultant at time of appointment. 18306646**

Please note that we have not tested the services or systems in this property. Purchasers should make/commission their own inspections if they feel it is necessary.

ULSTERPROPERTYSALES.CO.UK

ANDERSONSTOWN  
028 9060 5200

BALLYHACKAMORE  
028 9047 1515

BALLYNAHINCH  
028 9756 1155

BANGOR  
028 9127 1185

CARRICKFERGUS  
028 9336 5986

CAVEHILL  
028 9072 9270

DONAGHADEE  
028 9188 8000

DOWNPATRICK  
028 4461 4101

FORESTSIDE  
028 9064 1264

GLENGORMLEY  
028 9083 3295

MALONE  
028 9066 1929

NEWTOWNARDS  
028 9181 1444

RENTAL DIVISION  
028 9070 1000

