

22 NORTH SPERRIN

BELFAST BT5 7HU

Offers Over **£275,000**

JOHNMINNIS.CO.UK 🛛 🖬 🖸 🕝 🕹



HOUSE - SEMI- | 3 ⊨ | N to 2 ⊡ DETACHED Add text here

- Immaculately Presented and Deceptively Spacious Three Bedroom Property Located Just off Kings Road in East Belfast
- Bright and Spacious Accommodation Throughout
- Front Lounge
- Modern Fitted Kitchen with Excellent Range of Units, Integrated Appliances and Breakfast Bar Area
- Large Conservatory with Informal Dining Area and Wood Burning Stove
- Three Bedrooms
- Modern White Bathroom Suite
- Brick Paved Driveway for Ample Off-Street Parking Leading to Carport
- Stunning Paved Tiered Rear Garden with Feature Decking and Artificial Grass Areas for Outside Entertainment and Kids At Play
- Gas Fired Central Heating

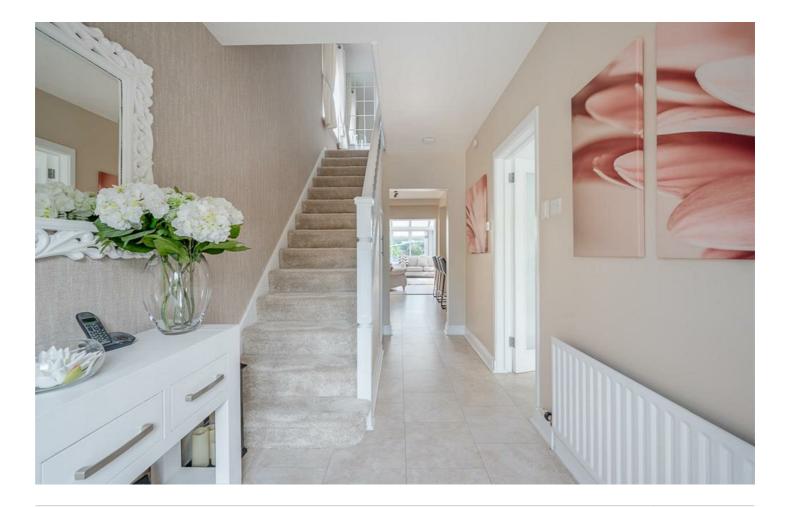


ROOM DETAILS

ENTRANCE HALL:	BEDROOM (3): (10'11" x 6'9")
LOUNGE:	BATHROOM:
(10'11" x 10'9")	OUTSIDE:
<i>KITCHEN:</i> (17'8" x 14'11")	
CONSERVATORY: (17'8" x 15'8")	
LANDING:	
BEDROOM (1):	

(13'7" x 10'11")

BEDROOM (2): (11'3" x 10'11")



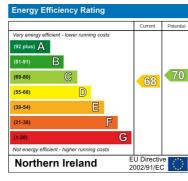
DIRECTIONS

Travelling along Kings Road, in the direction of Dundonald, turn left onto Abbey Road. Take the first road on the right onto Gortin Park. At the bottom of the road, turn left onto North Sperrin and follow the road round. Number 22 is on the lefthand side.









THE LOCAL AREA

Scan QR code for more details and to arrange a viewing.

OUR BRANCHES

B' FAST (028) 9065 3333 H'WOOD (028) 9042 8888 BANGOR (028) 9131 3833 D'DEE (028) 9188 8881 COMBER (028) 9187 1212

property@johnminnis.co.uk

JOHNMINNIS.CO.UK 6 🛛 🗶 🗖 🕨





I Dav Italiuie of Professional Auctioneers & Valuers

These particulars do not constitute any part of an offer or contract. None of the statements contained in these particulars are to be relied on as statements or representations of fact and intending purchasers must satisfy themselves by inspection or otherwise to the correctness of each of the statements contained in these particulars. The vendor does not make or give, neither John Minnis, nor any person in its employment any authority to make or give, any representation or warranty whatever in relation to the property. All dimensions are taken to the nearest 3 inches.