



15 Castlecoole Park, Belvoir Park, Belfast, BT8 7BE

Asking Price £159,950

Chain free, this spacious semi detached home is located at the upper end of Belvoir Drive, and offers so much convenience to many essential amenities, within minutes of the property. This property is bright and spacious, with accommodation consisting of 3 bedrooms, 2 separate receptions, a fitted kitchen, and a modern shower suite on the 1st floor. Serviced with an oil fired central heating system, there is also double glazed windows, a great sized South facing rear garden which has exceptionally well maintained and it also benefits from to the front and side. This home would make an ideal first time buy and would also suit those up or downsizing. View early, you will not be disappointed!

- Semi detached home
- Two separate reception rooms
- 1st floor shower room
- Double glazed windows
- Close to so many amenities
- Three good size bedrooms
- Fitted kitchen
- Oil heating
- Immaculate gardens to the front, side and rear
- Chain free onward sale

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(37-49) A		
(41-51) B		
(55-63) C		
(65-68) D		
(69-72) E		
(73-78) F		
(79-84) G		
Not energy efficient - higher running costs		
Northern Ireland		
EU Directive 2002/91/EC		

Entrance Hall 12'1" x 5'11" (3.69m x 1.82m)

Glazed upvc front door and surround opens onto entrance hall. Access to under stair storage.

Dining Room 12'7" x 10'4" (3.86m x 3.17m)



Lounge 14'1" x 12'0" (4.30m x 3.68m)



Spacious lounge with tiled mantle piece and hearth. Glazed upvc patio doors open onto enclosed rear garden.

Fitted Kitchen 10'4" x 7'4" (3.17m x 2.26)



Fitted kitchen with a selection of upper and lower level units complete with formica worktops, sink with drainer, integrated electric hobs and eye level oven. Plumbed for washing machine. Part tiled walls and tiled flooring.

First Floor

Built-in storage cupboard. Access to loft space.

Bedroom 1 14'1" x 8'11" (4.31m x 2.74m)



Spacious double bedroom with built-in storage cupboard.

Bedroom 2 10'4" x 9'9" (3.16m x 2.98m)

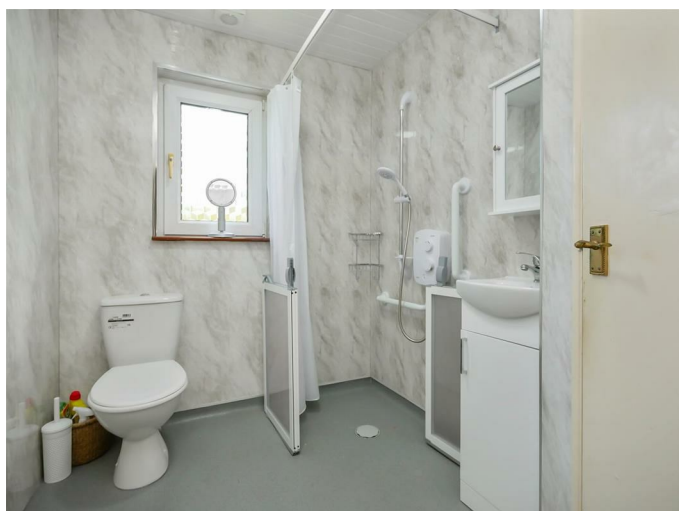


Double bedroom with dual aspect windows

Bedroom 3 10'9" x 7'6" (3.28m x 2.30m)



Shower Room 7'9" x 5'11" (2.37m x 1.82m)



White shower suite comprising of low flush w.c, wash hand basin with vanity and walk in shower. Marble effect upvc panelled walls and anti-slip polyurethane flooring. Access to hot press.

Outside

Front gardens



Beautifully maintained gardens to the front and side with laid lawns bordered by mature hedging.

Enclosed Rear Garden

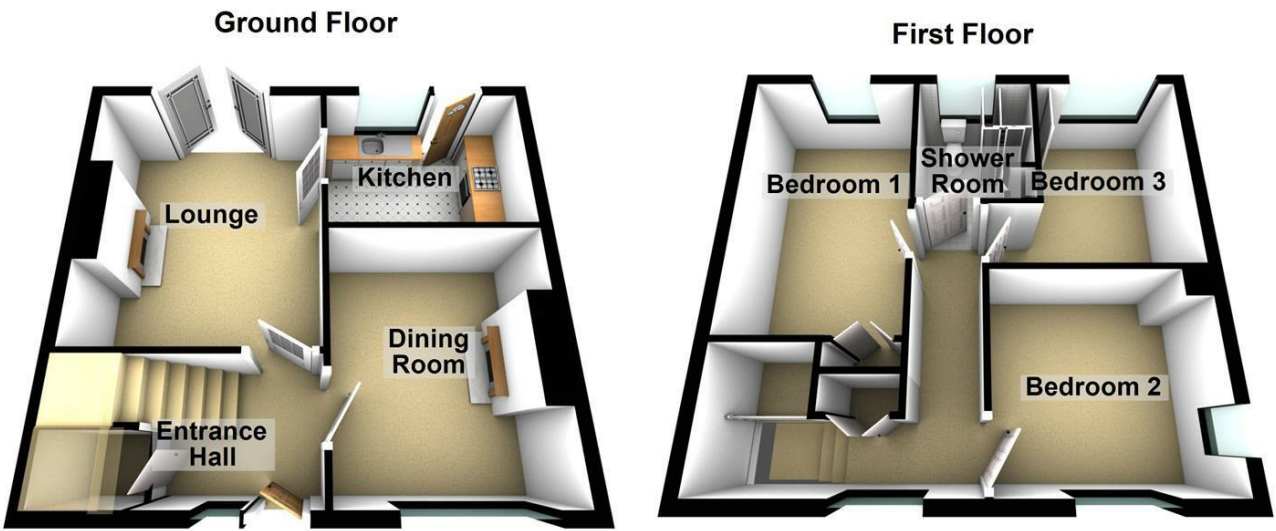


Enclosed rear garden with laid lawns bordered by mature hedging to the side and rear. Access to brick outhouse, housing oil condensing boiler.

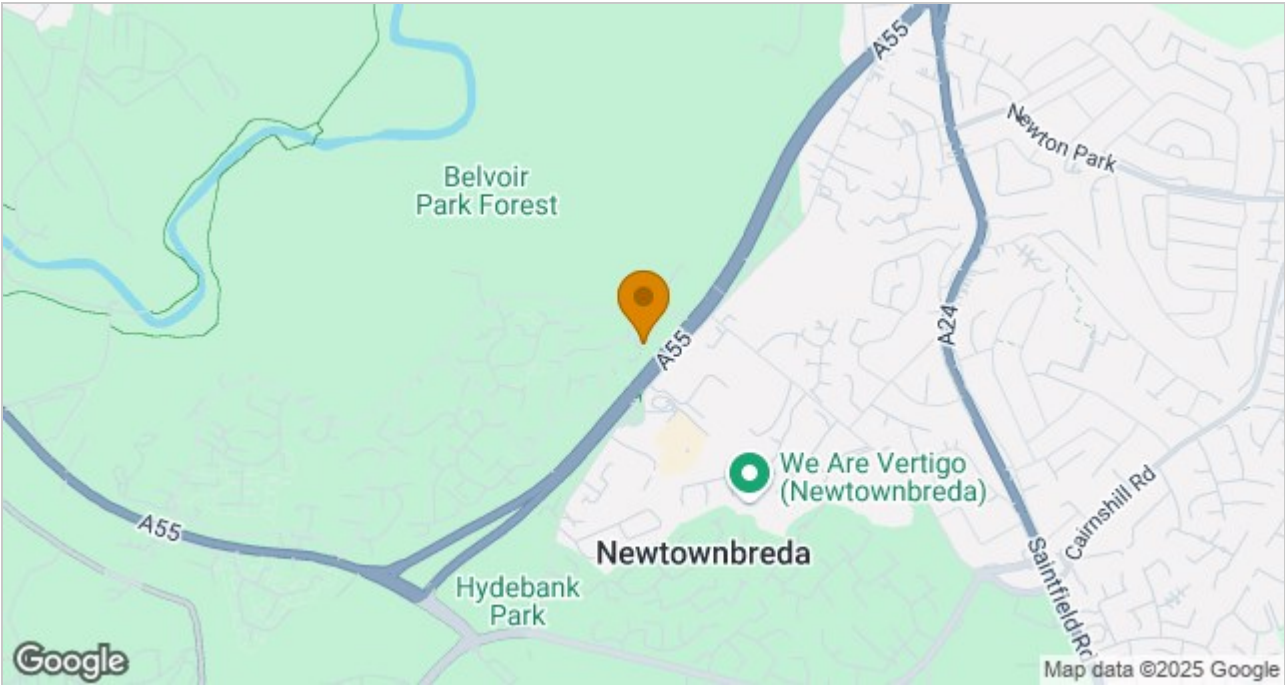
Additional rear garden image

Rear elevation

Floor Plan



Area Map



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