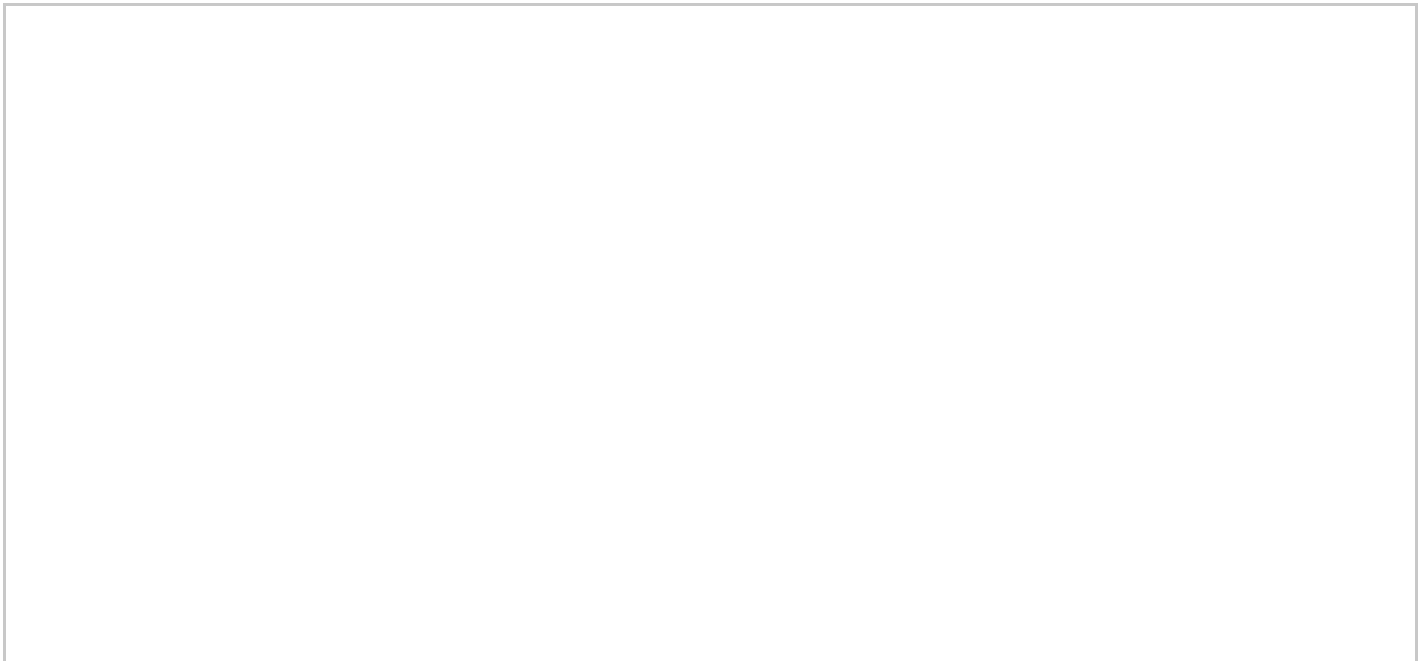


Nova Studios, Apt 2, 167 University Street, Ormeau Road, Belfast,  
Antrim, BT7 1UD  
£950 Per month



**LAVERY  
MITCHELL**

- \* Modern Ground Floor Apartment
- \* Open Plan Living / Kitchen / Dining Area
- \* Gas Fired Central Heating
- \* Walking Distance to Queen's University, City Hospital and Belfast City Centre
- \* Ideal for Students and Young Professionals
- \* Two Spacious Double Bedrooms
- \* Contemporary Bathroom with Mains Shower
- \* Excellent South Belfast Location
- \* Close to Shops, Cafés, Restaurants and Public Transport Links



## Directions

## THE PROPERTY

Nova Studios, University Street, Belfast BT7 1HR

Situated in the heart of South Belfast, this superb two-bedroom ground floor apartment offers modern city living in one of Belfast's most sought-after residential locations.

University Street is ideally positioned between the bustling Ormeau Road, Lisburn Road, Botanic Avenue and Belfast City Centre, placing an excellent range of cafés, restaurants, bars, shops and leisure facilities right on your doorstep. The apartment is within walking distance of Queen's University Belfast, the City Hospital, Botanic Gardens and numerous public transport links, making it an ideal choice for both students and young professionals seeking convenience and connectivity.

The accommodation comprises a bright and spacious open-plan living and kitchen area, two well-proportioned double bedrooms and a contemporary bathroom complete with mains-pressure shower. Located on the ground floor, the apartment offers easy access and practical living throughout.

Further benefits include gas-fired central heating, double glazing and a modern fitted kitchen with a range of high and low-level units and integrated appliances.

Early viewing is highly recommended to avoid disappointment.

## SITUATION