



62 Trossachs Drive
Upper Malone
Belfast
BT10 0HU

Asking Price £164,950

Dougan
RESIDENTIAL & COMMERCIAL

Telephone 028 9030 8855
www.douganproperty.com

KEY FEATURES

- Well Presented Semi-Detached Family Home In Upper Malone
- Popular And Convenient Location With Walking Distance Of Finaghy Village
- Many Leading Schools Close At Hand
- Ease Of Access To Belfast City Centre
- Bay Fronted Living Room
- Double Doors To Dining Room
- Modern Fitted Kitchen
- Three Generous Bedrooms
- Well Appointed First Floor Family Bathroom
- Front And Rear Gardens
- Driveway Parking
- Detached Garage
- Oil Fired Central Heating
- Double Glazing
- Early Viewing Advised



SUMMARY

Well presented semi-detached family home located just off Finaghy Road South in Upper Malone. The property benefits from an excellent location with many local amenities close at hand. Finaghy village is within walking distance and Belfast City Centre is easily accessible by bus, car or rail.

The property comprises of a bright and spacious living room, dining room and fully fitted modern kitchen on the ground floor. To the first floor are three bedrooms and a well appointed family bathroom.

The property benefits from front and rear gardens, driveway parking, detached garage, double glazing and oil fired central heating.

Early viewing is advised.



ACCOMMODATION:

Ground Floor

ENTRANCE HALL:

Wooden door, tiled floor, dado rail

LIVING ROOM: 13' 9" x 10' 3" (4.19m x 3.12m)

Bay window, dado rail, cornicing, feature open fire-place

DINING ROOM: 12' 6" x 9' 1" (3.81m x 2.77m)

Double doors from living room

KITCHEN: 12' 5" x 7' 3" (3.78m x 2.21m)

Excellent range of high and low level units, formica work surfaces, stainless steel sink unit, integrated oven and hob, plumbed for washing machine, space for fridge freezer, tongue and groove ceiling, spot lighting

First Floor

LANDING: Roof space access

BEDROOM (1): 12' 9" x 9' 6" (3.89m x 2.9m)

Built in robes

BEDROOM (2): 10' 3" x 6' 6" (3.12m x 1.98m)

Built in robes

BEDROOM (3): 9' 9" x 9' 7" (2.97m x 2.92m)

Built in robes

Outside

DETACHED GARAGE: 17' 6" x 9' 5" (5.33m x 2.87m)

Driveway parking

Front garden in lawn.

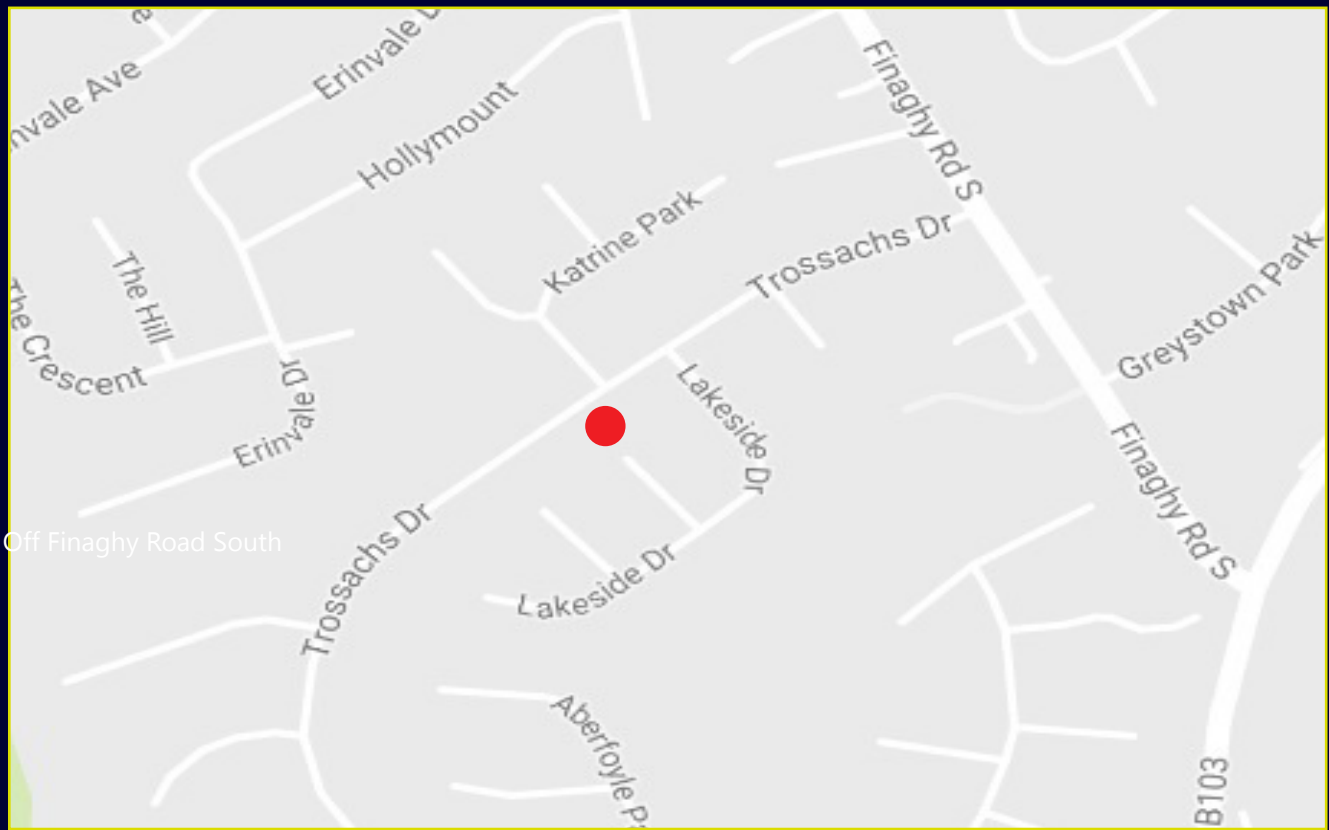
Rear garden in loose stone



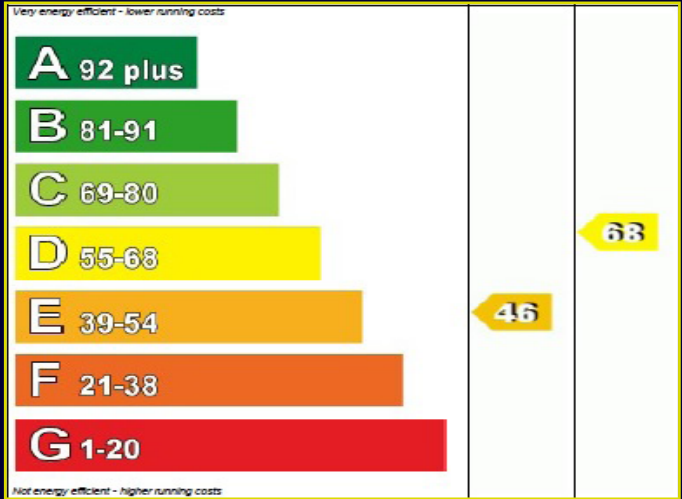








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RESIDENTIAL & COMMERCIAL

Unit 6 Orpen Shopping Centre Upper Lisburn Road Belfast BT10 0BG

Telephone 028 9030 8855 Fax 028 9061 2252

Email info@douganproperty.com

Web www.douganproperty.com

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