

Dougan

RESIDENTIAL

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56 Greystown Avenue
Belfast, BT9 6UJ

Asking Price £225,000

KEY FEATURES

- Well Presented Semi-Detached Family Home
- Excellent Upper Malone Location Close To Many Local Amenities
- Ease Of Access To Belfast City Centre
- Bright And Spacious Living Room
- Open Plan Kitchen / Living / Dining
- Three Generous Bedrooms
- First Floor Bathroom With Separate Shower Cubicle
- Private And Enclosed South Facing Rear Garden With Patio
- Detached Garage
- Driveway Parking
- Gas Heating
- Double Glazing
- Early Viewing Advised



SUMMARY

Stunning semi-detached family home well positioned within an established highly sought after residential development in Upper Malone, South Belfast. The property benefits from an excellent location close to many leading schools, main arterial routes and public transport services.

The property has been maintained to an exceptional standard and comprises of a living room and a modern kitchen open to living / dining on the ground floor. Three bedrooms and a luxury bathroom with separate shower cubicle are to the first floor.

The property further benefits from driveway parking and a private and enclosed rear garden laid in lawn with a patio area ideal for year round entertaining.

Early viewing is advised to appreciate this fine family home.

ACCOMMODATION:

Ground Floor

ENTRANCE HALL: Tiled floor, pvc front door, under stair storage

LIVING ROOM: 12' 4" x 10' 9" (3.76m x 3.28m)
Cornicing

KITCHEN OPEN TO LIVING / DINING: 19' 6" x 11' 9" (5.94m x 3.58m) Excellent range of high and low level units with chrome handles, high gloss units, formica work surfaces, stainless steel sink unit, plumbed for washing machine, integrated dish washer, integrated fridge freezer, space for oven and hob, chrome extractor fan, tiled floor, sliding doors to rear garden

First Floor

LANDING:

BEDROOM (1): 11' 9" x 10' 4" (3.58m x 3.15m) Built in robe

First Floor continued...

BEDROOM (2): 11' 11" x 10' 5" (3.63m x 3.18m) Built in storage

BEDROOM (3): 8' 0" x 7' 7" (2.44m x 2.31m)

BATHROOM: Shower cubicle with drench style fitting, panel bath, wash hand basin with chrome taps and vanity unit, vertical heated towel radiator, tiled floor, spot lighting

Outside

DETACHED GARAGE: 19' 2" x 9' 2" (5.84m x 2.79m)

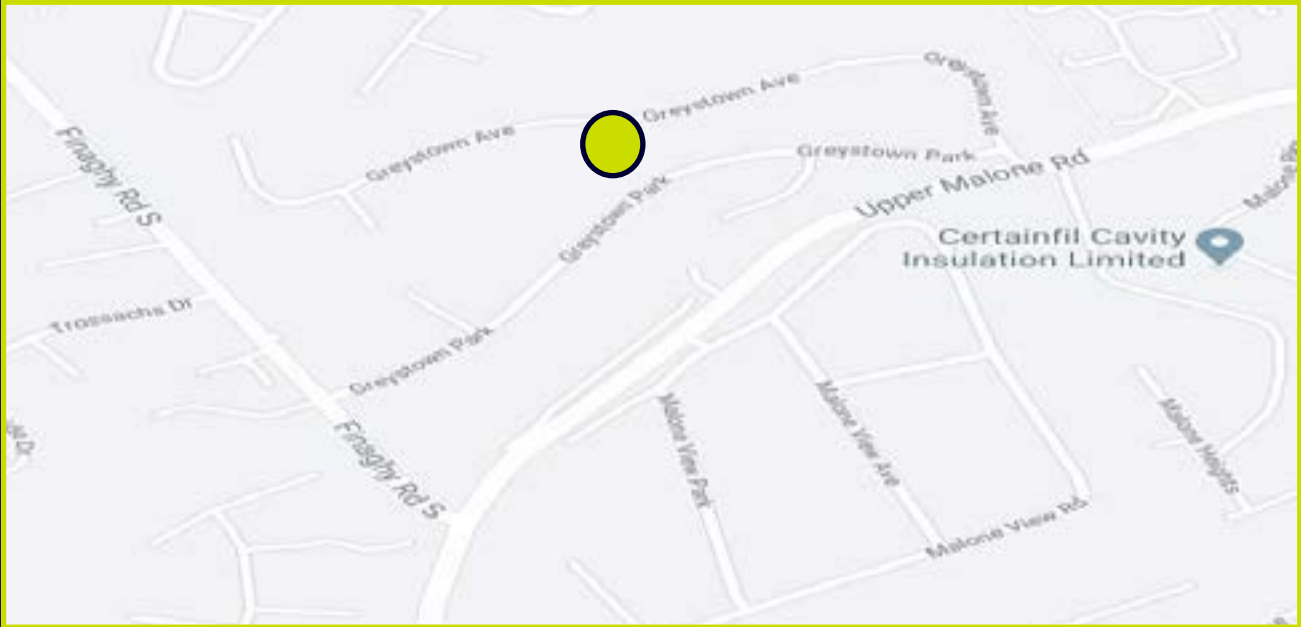
With light and power.

Driveway parking. Private and enclosed south facing rear garden laid in lawn with patio





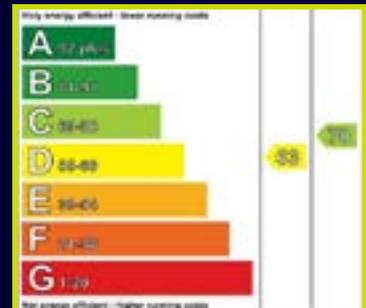
LOCATION MAP



FLOOR PLANS (NOT TO SCALE)



EPC



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