



THE BLAKE and THE CRANMORE

3 BED TOWNHOUSES | THE BLAKE c. 943 sq ft approx / 87.6 sq m | THE CRANMORE c. 920 sq ft / 85.4 sq m approx

Site 20 The Cranmore, Alexandra Park Avenue, Belfast, BT15 3ER

Price £184,950

EPC Rating

ALEXANDRA PARK AVENUE



GROUND FLOOR | THE BLAKE

Entrance Hall with separate WC

Lounge	ft 15'9" x 12'7"	m 4.83 x 3.85
Kitchen Dining	ft 15'9" x 9'4"	m 4.83 x 2.84
Utility	ft 4'8" x 2'10"	m 1.45 x 0.90

FIRST FLOOR

Principal Bedroom	ft 12'7" x 10'6"	m 3.87 x 3.23
Dressing	ft 6'7" x 4'10"	m 2.02 x 1.50
Bedroom 2	ft 11'9" x 9'1"	m 3.60 x 2.75
Bedroom 3	ft 9'10" x 6'5"	m 3.00 x 1.98
Bathroom	ft 10'7" x 5'6"	m 3.24 x 1.70

GROUND FLOOR | THE CRANMORE

Entrance Hall

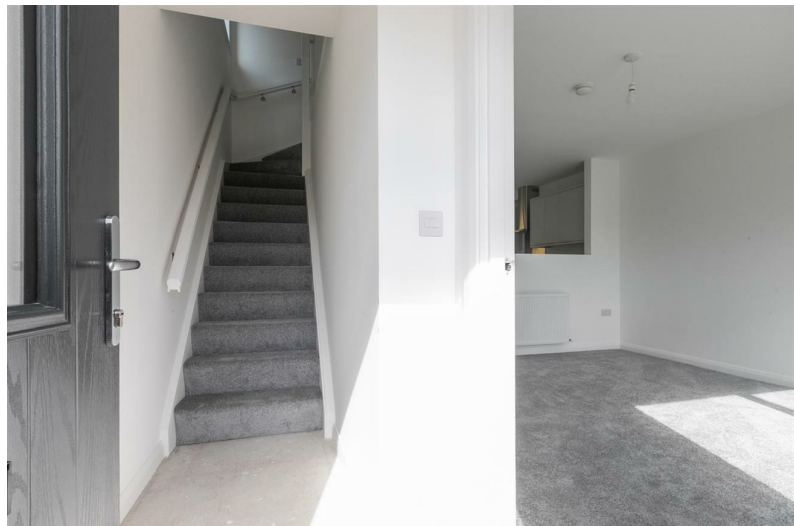
Lounge	ft 15'3" x 11'6"	m 4.64 x 3.53
Kitchen Dining	ft 13'5" x 11'6"	m 4.10 x 3.53
Utility	ft 6'1" x 3'10"	m 1.84 x 1.20

FIRST FLOOR

Bedroom 1	ft 14'2" x 8'7"	m 4.31 x 2.63
Bedroom 2	ft 14'6" x 8'7"	m 4.43 x 2.63
Bedroom 3	ft 8'6" x 6'10"	m 2.60 x 2.10
Bathroom	ft 9'1" x 6'10"	m 2.75 x 2.10

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| THE CRANMORE c. 920 sq ft / 85.4 sq m approx





PROPERTY DESCRIPTION

ACCOMMODATION

ENTRANCE HALL

LOUNGE 15'2" x 11'6"

KITCHEN / DINING 13'5" x 11'6"

UTILITY ROOM 6'0" x 3'11"

FURNISHED CLOAKROOM

FIRST FLOOR

LANDING

BEDROOM 1 14'1" x 8'7"

BEDROOM 2 14'6" x 8'7"

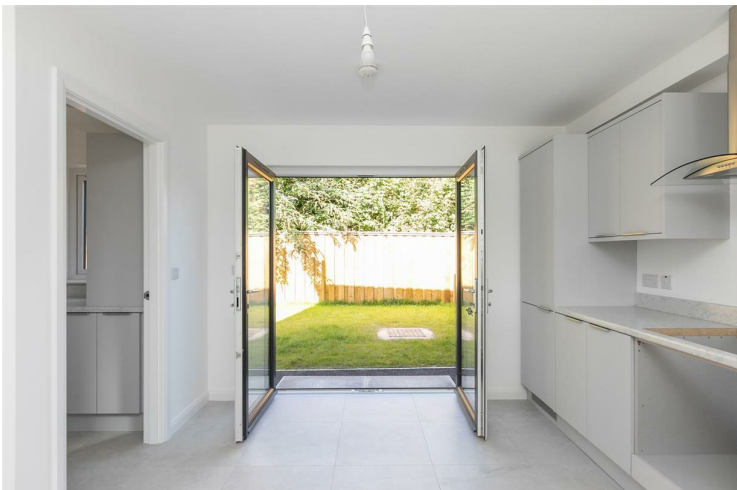


BEDROOM 3 8'6" x 6'10"

BATHROOM 9'0" x 6'10"

PLEASE NOTE:

Images are examples of the finish and specification fitted to Site 14 Crosscollyer Street for illustration purposes only.





Energy Efficiency Rating

	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
Northern Ireland	EU Directive 2002/91/EC	

Agents Note: Whilst every care has been taken to prepare these sales particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers are advised to recheck the measurements

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