



58 Loopland Park, Cregagh Road, Belfast, BT6 9DY

Asking Price £185,000

58 Loopland Park is a red brick semi-detached home located off the Cregagh Road with easy access to local amenities and transport links into and out of Belfast.

The ground floor accommodation comprises two reception rooms and fitted kitchen with casual dining area, whilst on the first floor there are three bedrooms and white bathroom suite.

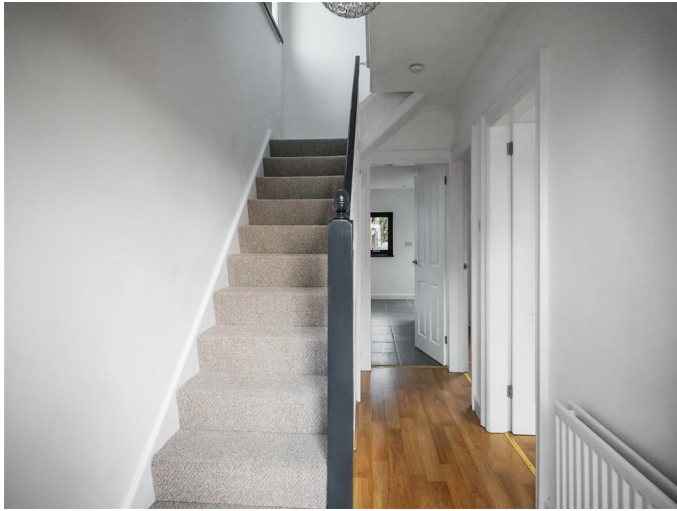
In addition, this home benefits from an oil heating system, double glazing and has been recently redecorated making this an excellent first time purchase.

- Semi Detached Home
- Two Reception Rooms
- White Bathroom Suite
- Double Glazed
- Detached Garage
- Three Bedrooms
- Fitted Kitchen with Casual Dining Area
- Oil Heating
- Driveway With Parking
- Enclosed Patio To Rear

Energy Efficiency Rating		Current	Potential
(92-100)	A		
(81-91)	B		
(69-80)	C		
(55-68)	D		
(39-54)	E		
(21-38)	F	31	
(1-20)	G		67
Not energy efficient - higher running costs			
Northern Ireland			

EU Directive 2002/91/EC

Entrance Hall



Pvc front door to entrance hall. Laminate flooring. Under-stairs storage.

Lounge 11'8 x 10'9 (3.56m x 3.28m)



(into bay) Laminate flooring.

Dining Area 11'3 x 10'2 (3.43m x 3.10m)



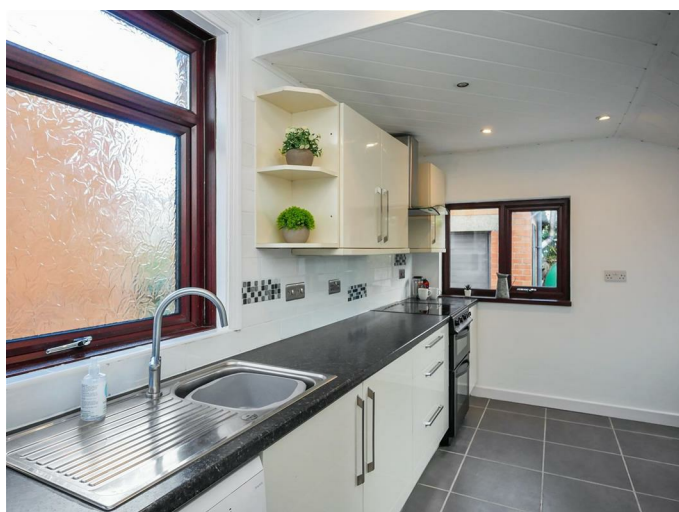
Tiled fire-place with wooden surround. Laminate flooring.

Modern Fitted Kitchen 14'2 x 5'8 (4.32m x 1.73m)



(at widest point)

Full range of high and low level units, single drainer with mixer taps. Plumbed for washing machine. Tiled flooring. Spot-lights.



First Floor

Bedroom One 10'3 x 9'5 (3.12m x 2.87m)



Bedroom Two 9'5 x 9'1 (2.87m x 2.77m)



Bedroom Three 7'6 x 7'0 (2.29m x 2.13m)



White Bathroom Suite



Comprising panelled bath. telephone hand shower, pedestal wash hand basin, low flush w.c pvc ceiling.

Outside Front

Easily maintained loose stone area to front.

Driveway with ample parking leading to detached garage.

Detached Garage 15'1" x 9'3" (4.62 x 2.82)



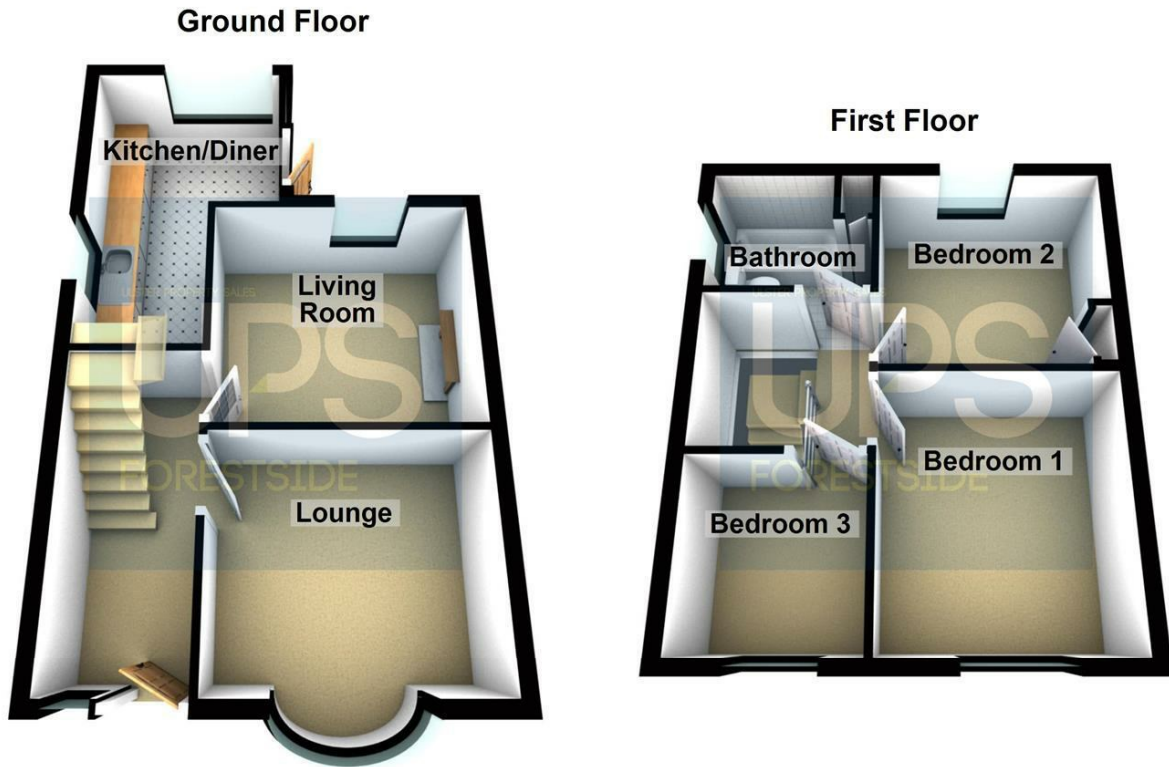
Up and over door.

Outside Rear



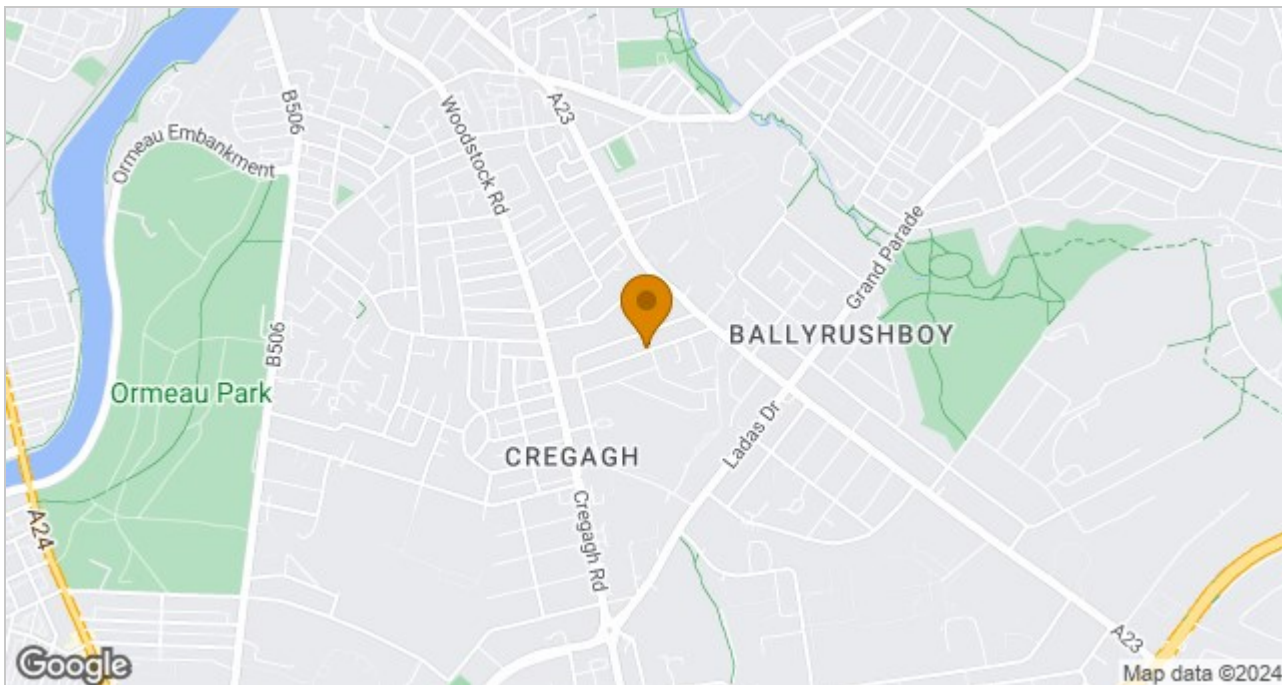
Loose stone and flagged patio area to rear.
Pvc oil tank.

Floor Plan



Please note this floor plan is for marketing purposes only, is not to scale and is to be used as a guide only. No liability is accepted in respect of any consequential loss arising from the use of this plan.
Plan produced using PlanUp.

Area Map



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