



57 HOLLAND DRIVE

Belfast, BT5 6EJ

Offers over **£220,000**



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We are delighted to bring to the market this charming three bed semi-detached property in the heart of Ballyhackamore.

KEY FEATURES

- Much More than Meets the Eye
- Close Proximity to many Local Amenities and Schools, Ideally Placed for the City Commuter
- Open Plan Lounge into Dining Room
- Modern Fitted Kitchen with access to Rear Garden
- Under Stairs Storage
- Three Bedrooms
- Modern Fitted Shower Room with White Suite
- Gas Fired Central Heating
- Majority UPVC Double Glazing (except two stained glass windows)
- Enclosed Private Rear Garden
- Driveway for Off Street Parking leading to Timber Garage
- Early Viewing Highly Recommended



ROOM DETAILS

Ground Floor

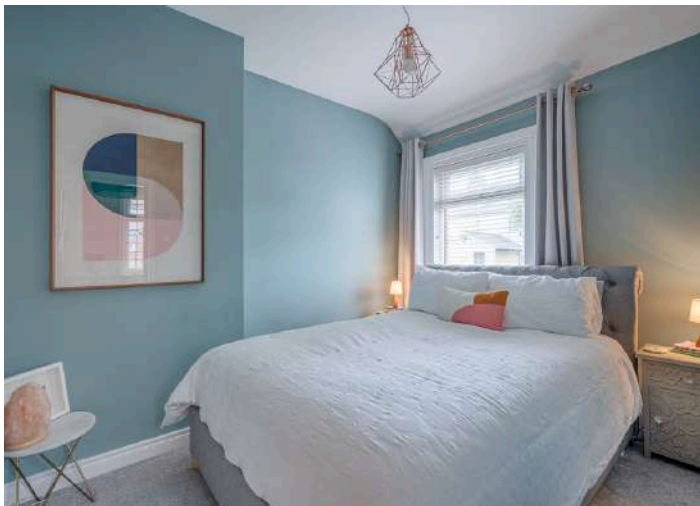
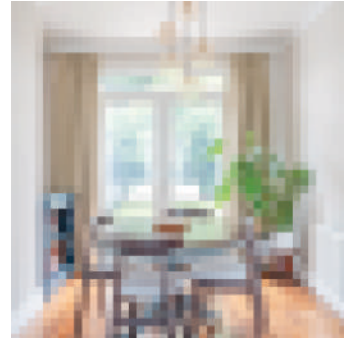
- Entrance Hall
- Lounge
22'11" x 9'7"
- Dining Room
- Kitchen
15'5" x 5'3"

First Floor

- Landing
- Bedroom One
10'10" x 8'7"
- Bedroom Two
10'10" x 8'10"
- Bedroom Three
6'7" x 6'
- Shower Room

Outside

- Garden to Rear
- Patio Area
- Timber Garage



DIRECTIONS

Travelling from the Ballyhackamore in East Belfast continue towards the direction of Belfast. Turn right into Holland Drive and No.57 is located on the right-hand side.



THE LOCAL AREA

East Belfast is a dynamic part of the city, full of beautiful residential areas and a wide variety of amenities that make it a wonderful place to live. Bustling villages, beautiful parks, and fantastic local schools are just a few of the reasons why so many wish to call it home.



ENERGY EFFICIENCY RATING		
	CURRENT	POTENTIAL
92+ A		
81-91 B		
69-80 C		
55-68 D	62	64
39-54 E		
21-38 F		
1-20 G		
<i>NOT energy efficient - higher running costs</i>		

Scan QR Code - for floor plans and to arrange a viewing.



OUR BRANCHES

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