



14 EVELYN AVENUE

Belfast, BT5 5DE

Offers around **£194,950**



MID TERRACE | 2  | 1  | 1 

We are delighted to bring to the market this fantastic two-bedroom mid-terrace property situated in Ballyhackamore, East Belfast.

KEY FEATURES

- Immaculately Presented Throughout
- Located Within Walking Distance of Belmont and Ballyhackamore Villages
- Ease of Access for the City Commuter via the Glider Route
- Two Well Proportioned Bedrooms
- Large Open Plan Living Dining Area with Feature Gas Fireplace and Square Bay Window
- Modern Fitted Kitchen with Range of High and Low Level Units
- Contemporary Fitted Bathroom with Four Piece White Suite
- Floored Roof Space Providing Excellent Storage
- Enclosed Private Rear Garden Ideal for Outdoor Entertaining and Children at Play
- Gas Fired Central Heating
- Broadband Speed - Ultrafast
- Early Viewing Highly Recommended



ROOM DETAILS

Ground Floor

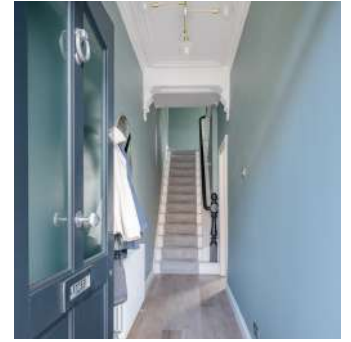
- Entrance Hall
- Living/Dining Room
24'9" x 11'11"
- Kitchen
16'1" x 7'

First Floor

- First Floor Landing
- Bedroom One
15'2" x 11'1"
- Bedroom Two
10'10" x 9'1"
- Family Bathroom

Outside

- Rear Courtyard
- Rear Garden
- Rear Alleyway



DIRECTIONS

Travelling along the Upper Newtownards Road in the direction of Belfast City Centre, turn left on to Evelyn Avenue. Number 14 is located on the left 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	66	68
39-54 E		
21-38 F		
1-20 G		
NOT energy efficient - higher running costs		

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



OUR BRANCHES

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