



19 Prestwick Park , Belfast, BT14 6PJ

Offers Around £109,950

Luxuriously Presented And Refurbished Semi Detached Villa With Southerly Rear Gardens In This Highly Desirable Location.

A superbly presented semi detached villa holding a prime position within this most popular residential location. The immaculately appointed interior comprises 2 bedrooms, living room with wooden flooring, luxury integrated kitchen with dining incorporating oven and ceramic hob, integrated fridge freezer, microwave and fully tiled modern white bathroom suite. The dwelling further offers gas fired central heating, upvc double glazed windows, pvc fascia and eaves, new rainwater goods, low outgoings, quality ceramic and wood laminate floor coverings and an extensive southerly rear garden perfect for the family to enjoy. Ideally positioned close to the many amenities of the Oldpark and Ballysillan Roads and just a short commute to the City, with nothing to do but move in and enjoy - Early Viewing is highly recommended.

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		70	71
EU Directive 2002/91/EC			

19 Prestwick Park

, Belfast, BT14 6PJ



- Luxuriously Presented And Refurbished Semi Detached Villa
- Fully Tiled Modern Bathroom Suite
- Pvc Fascia And Eaves, New Rainwater Goods
- 2 Bedrooms, 1 Reception Room
- Gas Central Heating
- Southerly Rear Gardens
- Luxury Integrated Kitchen With Dining
- Upvc Double Glazed Windows & Doors
- Most Sought After Location

Entrance Hall

Pvc double glazed entrance door, external light, panelled radiator.

Living Room

13'6" x 9'3" (4.14 x 2.84)

Fireplace with tiled hearth, wooden flooring, panelled radiator.

Kitchen

Bowl and a half stainless sink unit, extensive range of high and low level high gloss units, woodblock effect formica worktops, built-in oven and 4 ring gas hob, stainless steel splashback, stainless steel canopy extractor fan, partly tiled

walls. integrated fridge freezer, integrated microwave, , ceramic tiled floor, double panelled radiator, Pvc door to rear.

First Floor

Landing.

Bathroom

Fully tiled modern white bathroom suite comprising panelled bath, electric shower, telephone handset shower, pedestal wash hand basin, low flush wc, ceramic tiled floor, fully tiled walls, recessed lighting, feature radiator.

Bedroom

13'10" x 9'2" (4.24 x 2.80)

Wood laminate floor, double panelled radiator.

Bedroom

10'8" x 6'10" (3.27 x 2.10)

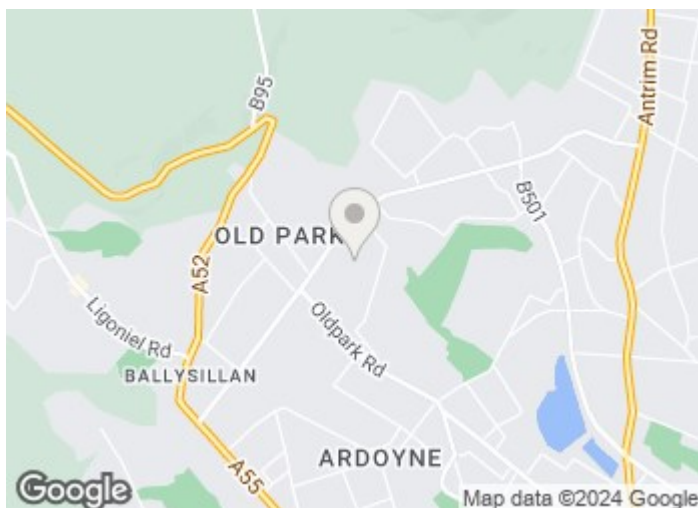
Built-in storage, panelled radiator.

Outside

Mature gardens front and extensive rear in mature lawn, paved patio`s, vertical panel fencing, pedestrian access gate, outside light and tap.

Garden Shed

Plumbed for washing machine.



Directions



Floor Plan

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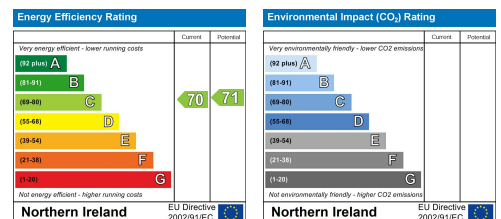
Ground Floor

First Floor

Total Area: 47.7 m² ... 513 ft²

All measurements are approximate and for display purposes only

These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.



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