



## A3 THE LIMES

Belfast, BT4 2AT

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*Offers around* **£169,950**

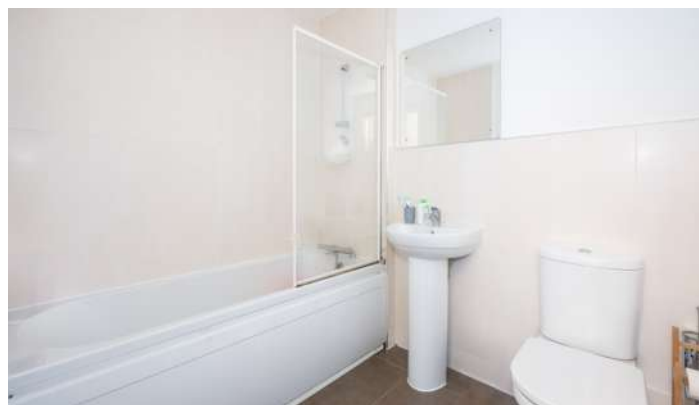


FIRST FLOOR APARTMENT | 2  | 2  | 1 

The Limes is an exclusive development of apartments located on the prestigious Belmont Road in East Belfast.

## KEY FEATURES

- Well Presented First Floor Apartment Located Just off the Belmont Road in East Belfast
- Ease of Access to Bustling Villages of Belmont and Ballyhackamore
- Two Well Proportioned Bedrooms, Principal Bedroom with Ensuite Shower Room
- Modern Fitted Kitchen Open Plan to Living and Dining Area
- Fitted Family Bathroom with White Suite
- Gas Fired Central Heating
- UPVC Double Glazing Throughout
- Intercom System
- Secure Development with Electronic Gates
- Allocated Car Parking Space with Additional Visitor Parking
- Management Fee Approx. £150 Monthly
- Broadband Speed - Ultrafast



## ROOM DETAILS

### *Ground Floor*

- Reception Hall
- Family Bathroom
- Bedroom One with Ensuite  
15'7" x 12'6"
- Bedroom Two  
11'8" x 9'7"
- Living/Dining Room  
26'3" x 12'3"
- Kitchen





## DIRECTIONS

*Travelling along the Belmont Road from Campbell Roundabout towards Belmont village, The Limes is located just after the roundabout on the left hand side. A3 is the first block to 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		
Very energy efficient – lower running costs		
	CURRENT	POTENTIAL
92+ <b>A</b>		
81-91 <b>B</b>	82	82
69-80 <b>C</b>		
55-68 <b>D</b>		
39-54 <b>E</b>		
21-38 <b>F</b>		
1-20 <b>G</b>		
NOT energy efficient – higher running costs		

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



## OUR BRANCHES

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