

ULSTER PROPERTY SALES

UPS

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NETWORK STRENGTH – LOCAL KNOWLEDGE



**22 GLENVIEW PARK, BELFAST,
BT5 7LS**

OFFERS AROUND £149,950



This attractive red brick three bedroom end terrace property is located just off the Ballygowan Road in a quiet cul-de-sac, conveniently located within walking distance to shops and restaurants and a short commute to Belfast City Centre, George Best City Airport and many of the provinces leading schools.

The accommodation comprises good size living room with laminate flooring, attractive fitted kitchen with built-in oven and hob, white bathroom suite on the ground floor, and three bedrooms to the first floor. The property further benefits from gas central heating, large driveway and lawn to front, and spacious garden to rear, ideal for families with pets.

This property will appeal to a wide range of purchasers including young families and first time buyers and can only be appreciated fully upon an internal inspection. Early viewing is highly recommended.



Key Features

- Stunning Red Brick End Terrace Property In A Cul-De-Sac
- Good Sized Living Room With Laminate Flooring
- Modern Fitted Kitchen With Built In Oven And Hob
- White Bathroom Suite With Shower Over Bath
- Gas Fired Central Heating And Pvc Double Glazing
- Large Driveway To Front With Attractive Garden
- Spacious Rear Garden In Lawn With Fencing
- Ideal Purchase For First Time Buyers Or Families



Accommodation Comprises

Living Room

13'0 x 11'6

Laminated strip wood flooring.
Cloak cupboard downstairs.

Kitchen

11'0 x 7'5

Excellent range of high and low level units, single drainer sink unit, stainless steel oven and gas 4 ring hob, integrated fridge freezer, plumbed for washing machine, laminated strip wood flooring, part tiled walls.

Bathroom

White suite comprising panelled bath with shower over, wash hand basin and low flush WC, panelled walls.

First Floor

Bedroom 1

14'0 x 9'8

Built-in cupboard.

Bedroom 2

11'2 x 8'2

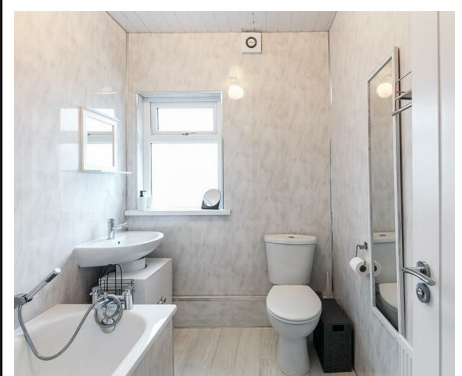
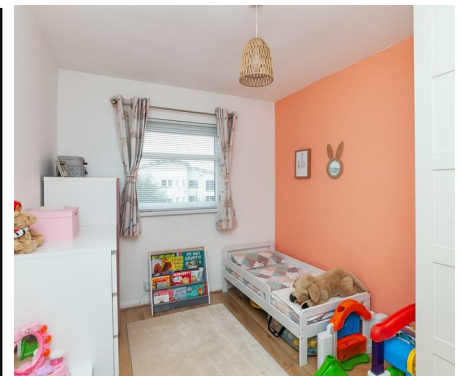
Laminated strip wood flooring.

Bedroom 3

8'9 x 7'7

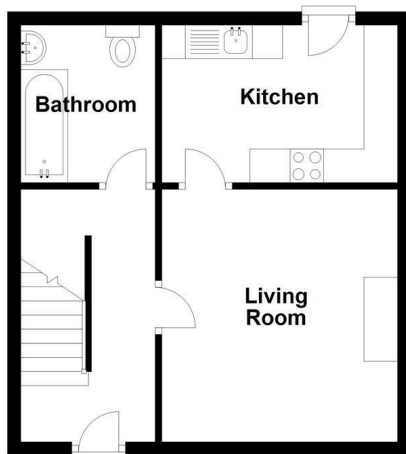
Outside

Driveway to front and garden in lawn. Large garden to rear in lawn. Storage shed. Patio area.

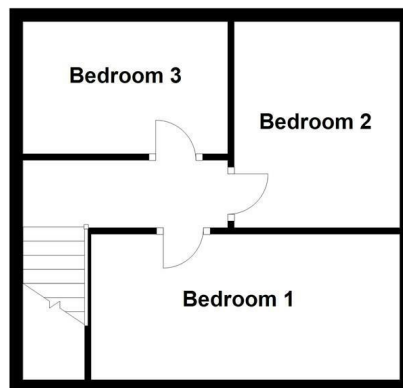




Ground Floor



First Floor



Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
Plan produced using PlanUp.

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B			
(69-80) C		69	69
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
Northern Ireland		EU Directive 2002/91/EC	

Questions you may have. **Which mortgage would suit me best?**

How much deposit will I need? What are my monthly repayments going to be?

To answer these and other mortgage related questions contact our mortgage advisor on 028 9047 1515.

Your home may be repossessed if you do not keep up repayments on your mortgage.

We DO NOT charge for initial mortgage consultations. We may charge a fee on completion depending on circumstances. Our typical fee is £250, however, please confirm with Mortgage Consultant at time of appointment.

Please note that we have not tested the services or systems in this property. Purchasers should make/commission their own inspections if they feel it is necessary.

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