



HMK Property  
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## 19A Castledillon Road

, Belfast, BT8 7BH

Offers in the region of £75,000



HMK Property is delighted to bring No.19A Castledillon Road to the sales market. This two bed ground floor flat is situated in a quiet residential area within Belvoir. On entering the communal hallway with direct access to a separate garden and useful storage cupboard. The entrance hall has laminate flooring, cornice ceiling and skirting boards. The spacious living room overlooking the beautiful communal green space, with uPVC double glazed windows and laminate flooring. The kitchen has a range of high and low level storage units, there is also space for a fridge freezer, and laminate flooring. There is a large double bedroom with laminate flooring. The large second bedroom has built in wardrobes, and vinyl flooring. There is bathroom with shower over bath, low flush W/C, pedestal sink, tiled flooring and partially tiled walls. No.19A has the additional bonus of a private enclosed garden accessed via a private pathway. There are a host of local amenities close by, including fantastic schools, a large Tesco extra, and the beautiful Belvoir Park Forest. The location of this property will not disappoint. In need of some modernisation which is reflected in the price, No.19A Castledillon Road gives the buyer a unique opportunity to put their own stamp on this home, making it a popular choice for first time buyers, investors, and young professionals alike. To arrange a viewing contact HMK Property on 02890397712



## GROUND FLOOR

A communal hallway leading to No.19A

## ENTRANCE PORCH

Communal Hallway with access to separate garden and storage cupboard.

## ENTRANCE HALL

Laminate flooring, cornice and skirting boards, and alcove with pre-paid electric box

## KITCHEN 11'0" x 9'6" (3.37m x 2.90m)

An excellent size kitchen/diner with 'L-shaped' kitchen counter space, ample storage and recess for fridge freezer.

## LIVING ROOM 9'5" x 15'6" (2.88m x 4.73m)

Large living room overlooking a communal green space giving the room a light and airy feeling, there is a uPVC double glazed window flooding the room with natural light, it has laminate flooring with skirting boards and corning.

## BEDROOM 1 11'1" x 10'3" (3.38m x 3.14m )

A large double bedroom with laminate flooring and a uPVC window overlooking a communal green space flooding the room with natural light, there are skirting boards and corning.

## BEDROOM 2 10'0" x 8'5" (3.068m x 2.58m)

Large second bedroom with the added benefit of built in wardrobes, it has a uPVC window, vinyl floor and skirting boards

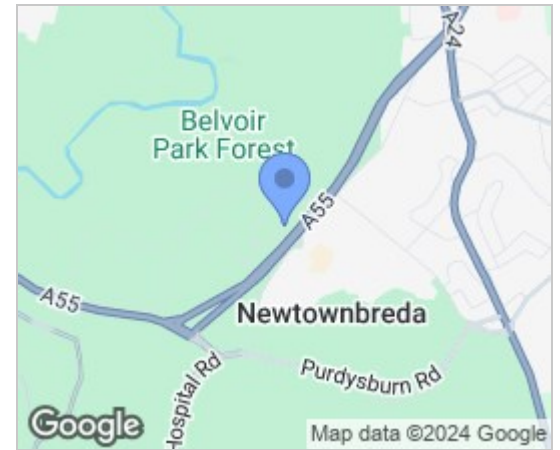
## BATHROOM 6'4" x 5'8" (1.94m x 1.75m)

The family bathroom has a shower over bath, low flush W/C, pedestal sink, tiled flooring and partially tiled walls.

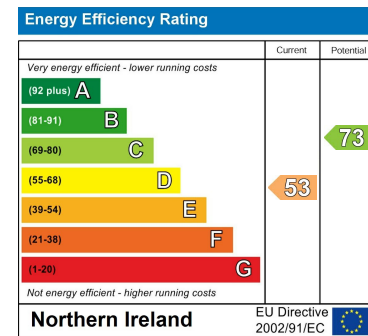
## OUTSIDE

This spacious ground floor flat benefits from access to a communal green space at the front of the property, ample on street parking and a sizable private garden accessed via a private pathway.

## Area Map



## Energy Efficiency Graph



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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