



## 8 MULROY PARK, GLEN ROAD, BELFAST, BT11 9HY



Superbly located tucked away in this quiet yet hugely convenient and popular residential location that enjoys tremendous doorstep convenience to lots of nearby amenities, including schools, shops, and transport links, as well as an abundance of amenities in Andersonstown, including state-of-the-art leisure facilities.

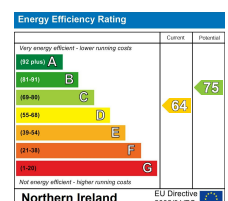
The motorway network is close by, as is the Glider service in Andersonstown, and the property enjoys accessibility to the Kennedy Centre with its many stores and services, including Sainsbury's, as well as proximity to Lidl and Asda, to name a few, and the beautiful accommodation is briefly outlined below.

Three good-sized bedrooms and a modern white bathroom suite with spotlights, as well as a handy storage cupboard on the landing, complete the first floor.

On the ground floor there is a welcoming entrance hall leading to a sizeable living room and a luxury fitted kitchen that has an open-plan dining arrangement.

There is also a well-maintained and private front garden as well as a privately enclosed rear garden, and the property benefits further from oil-fired central heating and double glazing.

An outstanding home nestled in this sought-after location just off the Glen Road, and we have no hesitation in recommending viewing early to avoid disappointment.



## OFFERS AROUND £149,950

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### Key Features

- Superbly located, tucked away in this peaceful and convenient location just off the Glen Road in proximity to lots of amenities.
- Sizeable living room.
- Modern white bathroom suite with spotlights.
- Double glazing / oil fired central heating system.
- An outstanding home nestled in this sought-after location just off the Glen Road, close to lots of schools and an abundance of amenities in Andersonstown, along with state-of-the art leisure facilities and the Glider service.
- Three good-sized bedrooms.
- Luxury fitted kitchen with an open plan dining arrangement.
- Privately enclosed rear garden / well maintained private front garden.
- Tremendous doorstep convenience to lots of nearby amenities, including schools, shops and transport links.
- Early viewing highly recommended.





## GROUND FLOOR

Upvc double glazed front door to;

## ENTRANCE HALL

To;

## LIVING ROOM

14'4 x 11'11

Laminated wood effect floor, cornicing.

## KITCHEN / DINING AREA

16'11 x 10'10

Range of high and low level units, single drainer stainless steel 11/2 bowl sink unit, built-in hob and underoven, stainless steel extractor fan, integrated fridge and freezer, open plan to dining area, spotlights, tiled floor, cornicing.

## FIRST FLOOR

## WHITE BATHROOM SUITE

Bath, electric shower unit, low flush w.c, pedestal wash hand basin, chrome effect sanitary ware, spotlights, partially tiled walls.

## BEDROOM 1

10'9 x 9'9

Built-in robes.

## BEDROOM 2

12'2 x 11'3

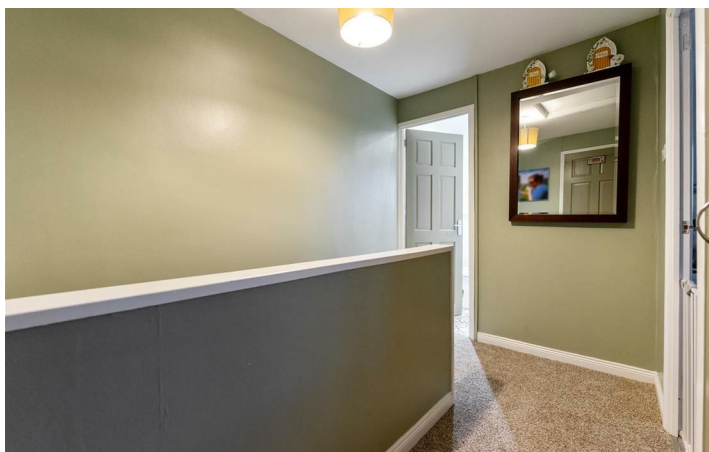
## BEDROOM 3

9'4 x 7'9

## OUTSIDE

Enclosed rear garden, front garden.

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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 Andersonstown on .

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. 18218600**

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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