

ULSTER PROPERTY SALES

# UPS

## RENTALS - BALLYHACKAMORE

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028 9070 1000

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NETWORK STRENGTH - LOCAL KNOWLEDGE



**35 STRANDBURN PARK, BELFAST, BT4 1ND**

**£875 PER MONTH**



Nestled in the sought-after Sydenham area of Belfast, this modern end terrace house offers a perfect blend of comfort and convenience. With two well-proportioned bedrooms and two bathrooms, this property is ideal for families or professionals seeking a stylish home.

Upon entering, you are welcomed into a spacious lounge with wood laminate flooring. The dining kitchen is equipped with a range of modern appliances.

The first floor features two bedrooms, including a master suite with an ensuite shower. Additionally, a ground floor WC adds to the practicality of the home.

The property is conveniently located near a variety of local amenities, ensuring that daily necessities are just a stone's throw away. Furthermore, its proximity to Belfast City Airport makes it an excellent choice for those who travel frequently.

This end terrace house in Strandburn Park offers modern living in a prime location, it presents an excellent opportunity for anyone looking to settle in this desirable part of Belfast.



## Key Features

- Modern Built End Terrace in the Popular Sydenham Area
- Two Bedrooms on First Floor, Including Master Ensuite Shower
- Gas Fired Central Heating & UPVC Double Glazed Windows
- Available To Move in Immediately!
- Lounge with Wood Laminate Flooring, Dining Kitchen with Range of Appliances
- Ground Floor WC & First Floor Modern Bathroom with Tiling
- Convenient To Many Local Amenities including Belfast City Airport
















Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) <b>A</b>		
(81-91) <b>B</b>		
(69-80) <b>C</b>	74	74
(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		
<b>Northern Ireland</b>	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 9070 1000.

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.

ULSTERPROPERTYSALES.CO.UK

ANDERSONSTOWN  
028 9060 5200

BANGOR  
028 9127 1185

DONAGHADEE  
028 9188 8000

GLENGORMLEY  
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