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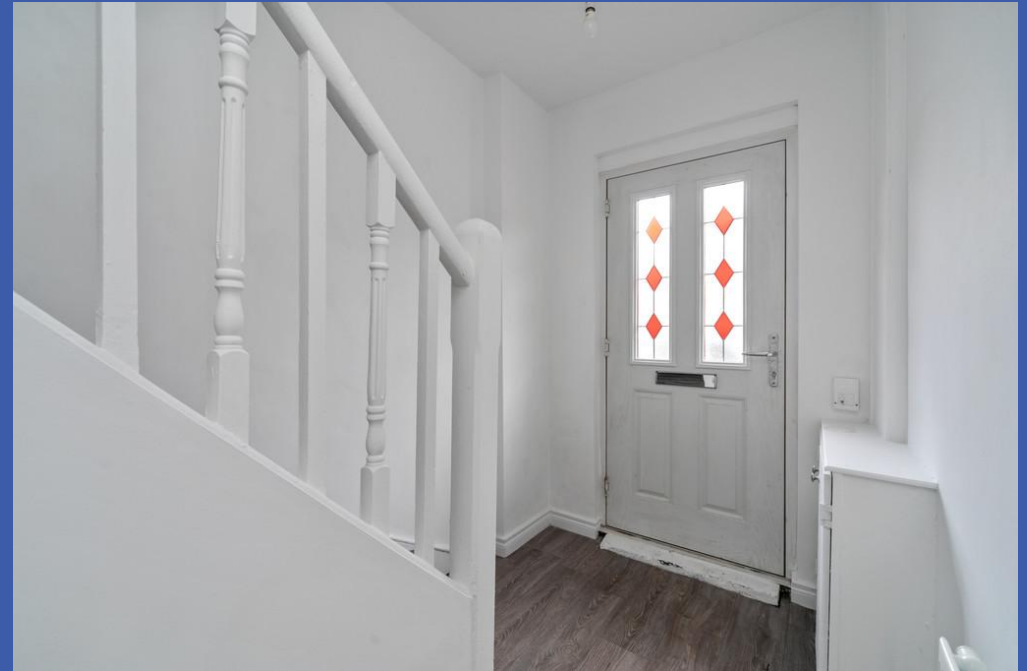
9 Windsor Drive

Belfast
BT9 7FH

Offers In Region Of £159,950

9 WINDSOR DRIVE, BT9 7FH

- Mid Terrace Property in an Exceptionally Convenient Location
- Lounge
- Kitchen With Dining Area And Range Of Fitted Units
- Two Bedrooms
- Bathroom With White Suite
- Gas Fired Central Heating
- Double Glazed Windows
- Enclosed Rear Yard And Courtyard To Front
- Convenient to a Wide Range of Amenities Including Shops, Restaurants and Public Transport



This well presented extended mid terrace property is ideally located just off Lisburn Road.

The property is well presented by the current owners and offers well proportioned accommodation with a lounge, kitchen with dining area and modern fitted units on the ground floor. On the first floor there are two bedrooms and a bathroom. In addition, the property benefits from gas central heating and double glazed windows.

Situated close to many local amenities on Lisburn Road, including shops and public transport, as well as being convenient to Belfast City Centre and Queens University, this delightful property is ideal for either owner occupiers or investors and viewing is highly recommended.





PROPERTY COMPRISES

Composite entrance door with glazed panels leading to reception hall.

RECEPTION HALL Laminate wood strip flooring, stairs to first floor, under stairs storage cupboard.

LOUNGE 12' 1" x 8' 8" (3.7m x 2.66m) (@ widest points)

KITCHEN WITH DINING AREA 14' 10" x 9' 0" (4.53m x 2.76m) High end kitchen with range of high and low level fitted units, 4 ring integrated gas hob, marble effect work surfaces, stainless steel under oven, stainless steel extractor fan, tiled splashback, concealed under lighting, plumbed for washing machine, plumbed for dishwasher, single drainer stainless steel sink unit, gas fired boiler, laminate wood strip flooring, glazed door to enclosed rear courtyard, under stairs storage cupboard, recessed low voltage spotlights.

FIRST FLOOR LANDING Access to roof space.

BEDROOM 10' 2" x 14' 6" (3.11m x 4.44m)

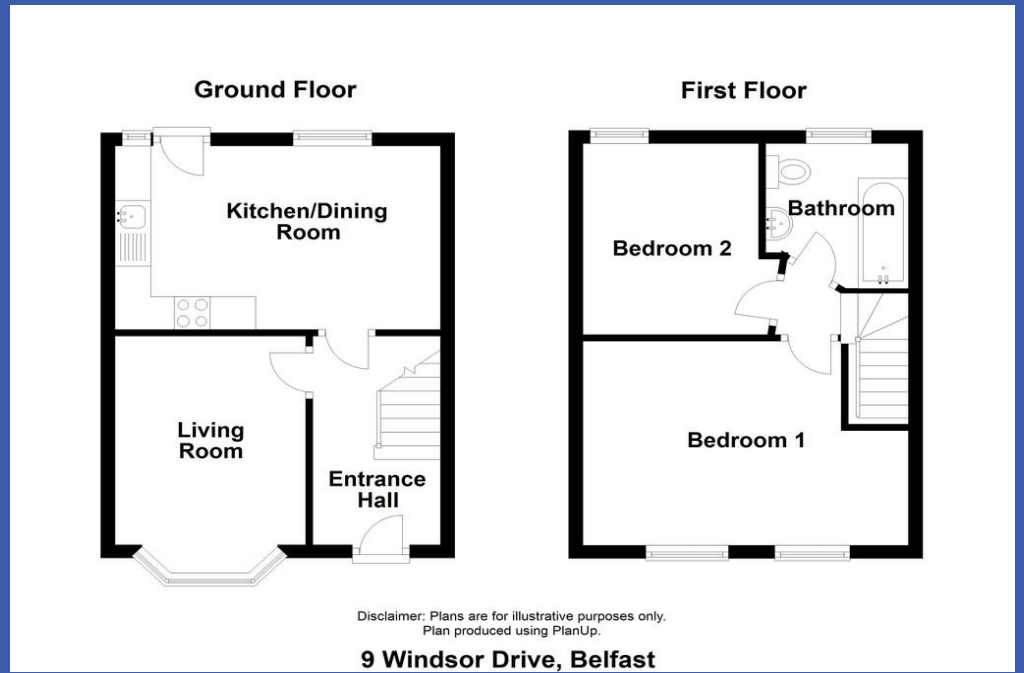
BEDROOM 8' 10" x 9' 1" (2.7m x 2.77m)

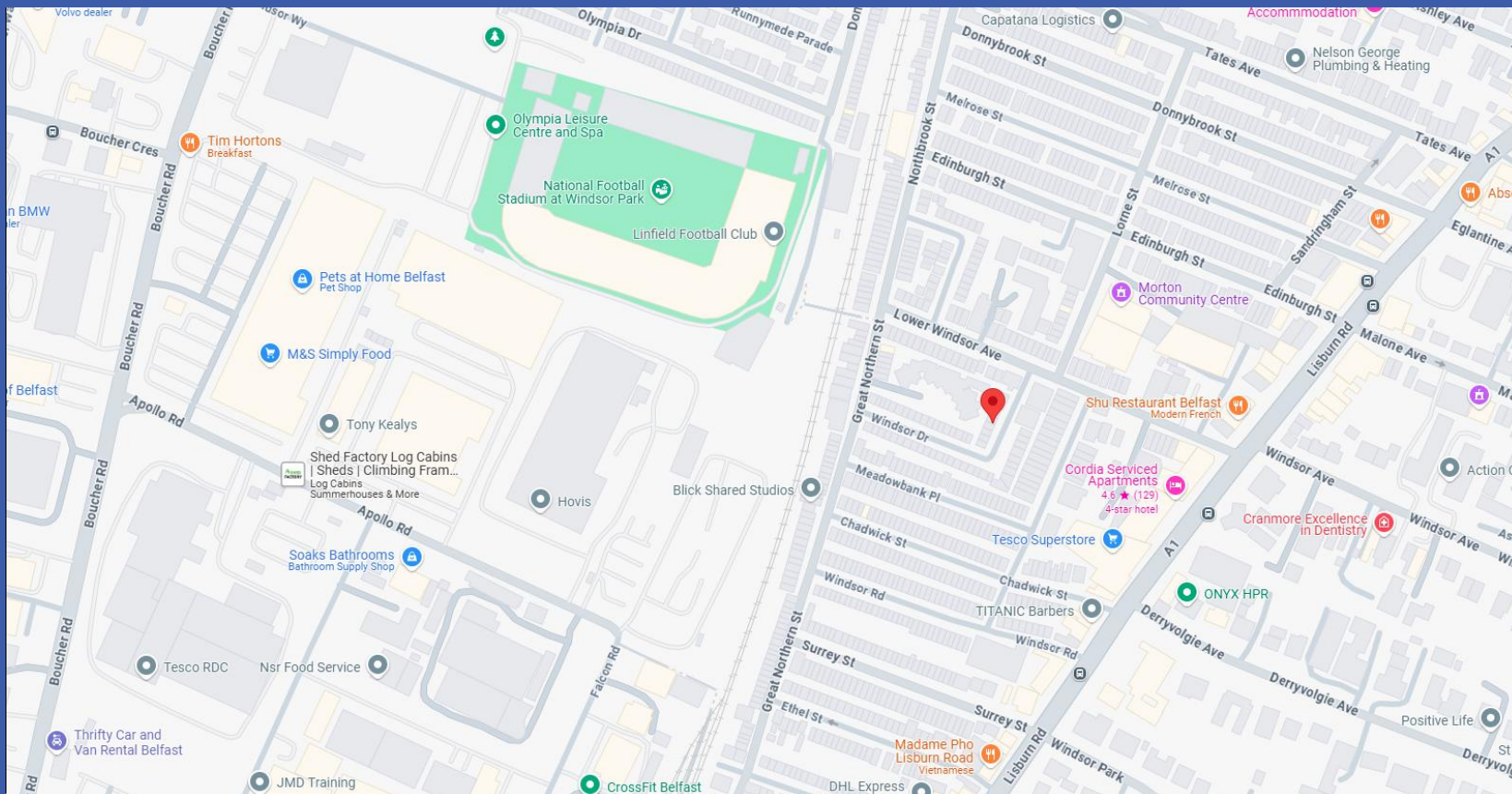
BATHROOM White suite comprising of panelled bath with shower, pedestal wash hand basin, low flush WC, extractor fan, part tiled walls, stainless steel radiator.

OUTSIDE Enclosed rear courtyard garden, patio garden to front.









Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C	72 C	72 C
55-68	D		
39-54	E		
21-38	F		
1-20	G		



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