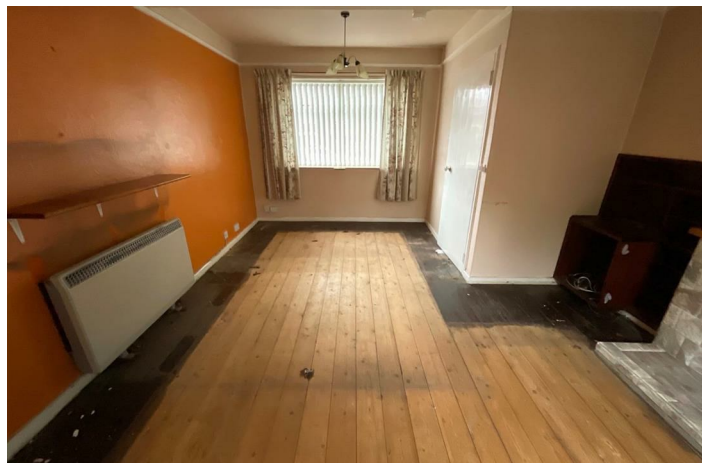
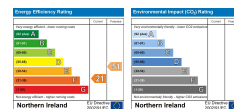




126 West Circular Road
Belfast, BT13 3QJ

Asking price
£85,000



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, Belfast, BT13 3QJ

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CASH OFFERS ONLY! FANTASTIC INVESTMENT OPPORTUNITY!!

A keenly priced property in a highly regarded residential location with obvious investment potential.

Requiring modernisation this spacious dwelling comprises entrance hallway, bright reception, fitted kitchen, utility room, downstairs WC, three piece bathroom suite and three bedrooms. Outside there is off street parking and mature gardens to the front and rear.

The windows are single glazed and the heating is electric (gas available in this area).

126 West Circular Road is conveniently located close to many shops and amenities including Ballygomartin Tesco, Woodvale Park and a host of leading primary and secondary schools. It also shares excellent transport links with Belfast City Centre with the closest bus stop just seconds from the front door.

Contact Rea Estates NOW for further details or to arrange an appointment to view.

Ground Floor

Entrance Hall

Hardwood front door with smoked glass insets, under stair storage, enclosed storage cupboards, enclosed electricity meter

Living Room 16'8" x 12'4" (5.09m x 3.78m)

Tiled fireplace and surround, access to rear garden

Kitchen 10'11" x 10'4" (3.35m x 3.16m)

Utility Room

Access to rear garden

Downstairs WC

High level WC

First Floor

Landing

Enclosed storage cupboard housing hot water tank

Bedroom 1 8'11" x 8'10" (2.72m x 2.71m)

Enclosed storage cupboard

Bedroom 2 10'3" x 12'4" (3.13m x 3.78m)

Access to roof space, recessed storage cupboard

Bedroom 3 10'3" x 10'10" (3.14m x 3.31m)

Tiled fireplace and surround

Bathroom 5'11" x 6'4" (1.81m x 1.94m)

Three piece bathroom suite including low flush WC, pedestal wash hand basin and panelled bath

Outside

Front

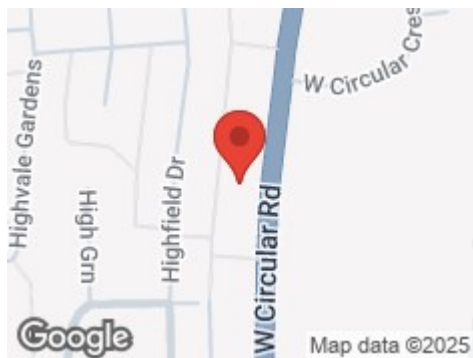
Paved driveway, elevated garden laid out in lawn

Rear

Mature garden laid out in lawn, wood panelled fencing surround with access to rear entry



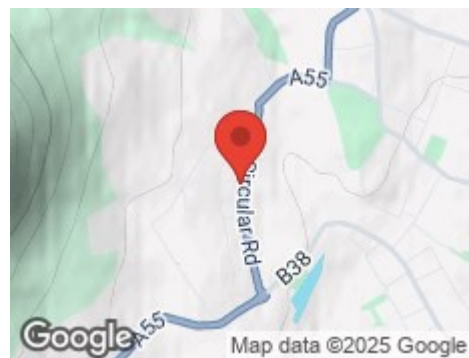
Road Map



Hybrid Map



Terrain Map



Floor Plan

VIEWING STRICTLY BY APPOINTMENT WITH OUR OFFICE

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.