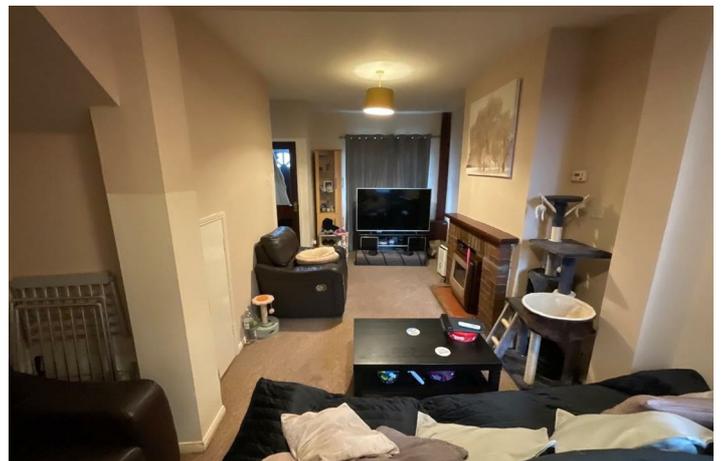
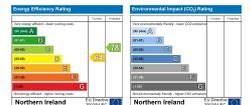




11 Legann Street
Belfast, BT14 8AR

Offers in the region of
£70,000



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, Belfast, BT14 8AR

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ATTENTION INVESTORS!! A keenly priced property in a popular residential location benefiting from a long-term tenant in situ.

Internally the dwelling comprises entrance hall, bright reception, fitted litchen, first floor bathroom suite and two bedrooms. Outside there is an enclosed yard to the rear.

The property further benefits from gas fired central heating.

Legann Street is conveniently located close to many leading shops and amenities including Ballysillan Dental Practice, Ballysillan Leisure Centre, Iceland and both the Boys and Girls Model. It also shares excellent bus links with Belfast City Centre.

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

Ground Floor

Vestibule Entrance

Hardwood front door, wooden internal door with glass insets leading to:

Living Room 11'9" x 20'7" (3.60m x 6.28m)

Dual aspect windows allowing for plenty of natural light, tiled fireplace with brick surround, under stair storage, 2 double panelled radiators, enclosed electricity and gas meters, stairs leading to first floor

Kitchen 11'9" x 6'9" (3.60m x 2.08m)

Fitted kitchen with both high and low level units, tiled splash backs and contrasting worktops, stainless steel sink and drainer with mixer tap, cooker space with extractor hood, fridge freezer space, plumbed for a washing machine, tiled floor, double panelled radiator, wall mounted gas boiler, access to rear yard

First Floor

Landing

Access to roof space

Bathroom

Classic white bathroom suite including low flush WC, pedestal wash hand basin and panelled bath, vinyl flooring, panelled radiator

Front Bedroom 11'5" x 11'9" (3.49m x 3.60m)

Double panelled radiator

Rear Bedroom 11'10" x 6'10" (3.61m x 2.09m)

Double panelled radiator

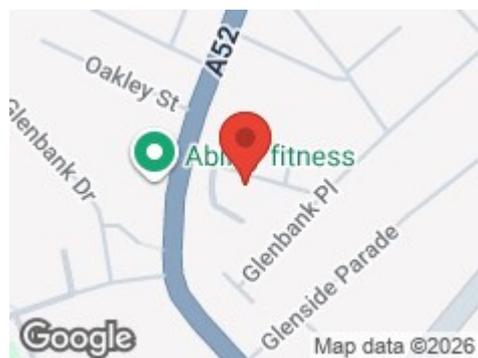
Outside

Enclosed rear yard with access to rear entry



Rea Estates
Sales | Lettings

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.