APT 4,89 EGLANTINE AVENUE,
OFF MALONE ROAD
BELFAST,
BT9 6EW

- A First Floor Apartment
- Two Double Bedrooms
- Lounge open plan to Dining Room
- Modern fully Fitted Kitchen
- Gas Central Heating & Double Glazed Windows
- White Bathroom Suite
- Convenient Location
- Chain Free

Offers Around £170,000

GOC are delighted to present this first floor apartment off the ever popular Eglantine Avenue. The property comprises open-plan living space, two well proportioned bedrooms and family bathroom. Kitchen fully fitted, gas central heating and double glazed windows. Parking area in front with parking disc.
Ideally positioned off Eglantine Avenue convenient to Malone & Lisburn Roads. Easy access to Q.U.B or a short commute into Belfast City Centre.

Early viewing is highly recommended.

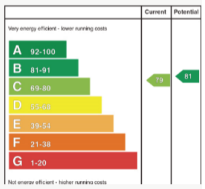
Ground Floor
HALLWAY:
Letter boxes and stairs to upper floors.

First Floor
HALLWAY:
Main front door leading to the apartment. Laminated flooring.
LIVING ROOM OPEN PLAN TO KITCHEN/DINING: 20’ 10” x 12’ 0” (6.35m x 3.66m)
Laminate flooring in living area.
Kitchen area has high and low level units. Single drainer stainless steel sink unit,washing machine, oven , hob and cooker hood. Part tiled walls.
BEDROOM (1): 12’ 0” x 9’ 0” (3.66m x 2.74m)

BEDROOM (2): 12’ 0” x 9’ 0” (3.66m x 2.74m)
Laminate flooring.

BATHROOM:
Comprising of panel bath,telephone shower attachment and shower screen, low flush W/C and wash hand basin. Part tiled walls and tiled floor.

Outside
Area to the front for shared parking.

LOCATION
Driving along Eglantine Avenue heading towards Lisburn road, at no. 87 turn left, 89 is on your right hand side.

OTHER INFO
Rates: £959 Per Annum
Service Charge: £831.44 Per Annum