



57 Ravenhill Avenue, Ravenhill Road, Belfast, BT6 8LD

Asking Price £174,950

Ravenhill Avenue is always a highly sought after location, connecting the Ravenhill and Cregagh road in South-East Belfast, whilst also only being a few minutes walk from the thriving Ormeau Road.

Whatever your needs, you can be sure that it will never be far away. Whether that be the selection of shops and cafés on the Cregagh road, the leading primary and post primary schools on the Ravenhill road, the wide selections of bars and restaurants that the Ormeau road offers, or the open green areas and playparks at Ormeau park and Cherryvale, this area has it all!

The property itself a beautiful, red brick mid-terrace home and comprises of three good size bedrooms, a bright and spacious lounge, dining room leading onto a spacious fitted kitchen and a white bathroom suite on the first floor. In addition to this, the property also benefit from gas fired central heating, upvc double glazing and an enclosed rear yard with additional outhouse storage.

Although in need of modernisation, this property still contains many of its original features and charm. With its tall ceilings, cornicing's and fireplaces, this will make someone a fantastic home with a little TLC! We don't anticipate this one sitting around for long so recommend that you arrange a viewing at your earliest opportunity.

- Traditional Red Brick Mid-Terrece Home
- Two Reception Rooms
- White Bathroom Suite
- Upvc Double Glazing
- Excellent location within walking distance to many shops, schools and transport links
- Three Good Sized Bedrooms
- Spacious Fitted Kitchen
- Gas Heating
- Enclosed Rear Yard with additional Storage Area
- Chain Free Sale

Energy Efficiency Rating		Current	Potential
(92-100)	A		
(81-91)	B		
(69-80)	C		
(55-68)	D		
(39-54)	E	60	61
(21-38)	F		
(1-20)	G		

Not energy efficient - higher running costs

Northern Ireland EU Directive 2002/91/EC

Entrance Hall



Glazed upvc front door with fan light opens onto inner porch and entrance hall with tiled flooring.

Lounge 13'5 x 11'5



Spacious lounge with bay window and tall ceilings. Laminate flooring

Dining room 11'10 x 11'9



Laminate flooring.

Spacious Fitted Kitchen 13'4 x 8'5



Fitted kitchen with a selection of upper and lower level units complete with formica worktops and stainless steel sink with drainer. Part tiled walls and tile effect vinyl flooring. Access to under stair storage.

First Floor

Bedroom 1 15'5 x 10'8 (4.70m x 3.25m)



Spacious double bedroom with several original features such as tall ceilings, cornicing's and fireplace. Laminate flooring

Bedroom 2 11'2 x 9'7 (3.40m x 2.92m)



Double bedroom with original fireplace.

Bedroom 3 9'1 x 8'4 (2.77m x 2.54m)



Original fireplace. Laminate flooring.

White Bathroom Suite 7'4 x 5'9 (2.24m x 1.75m)



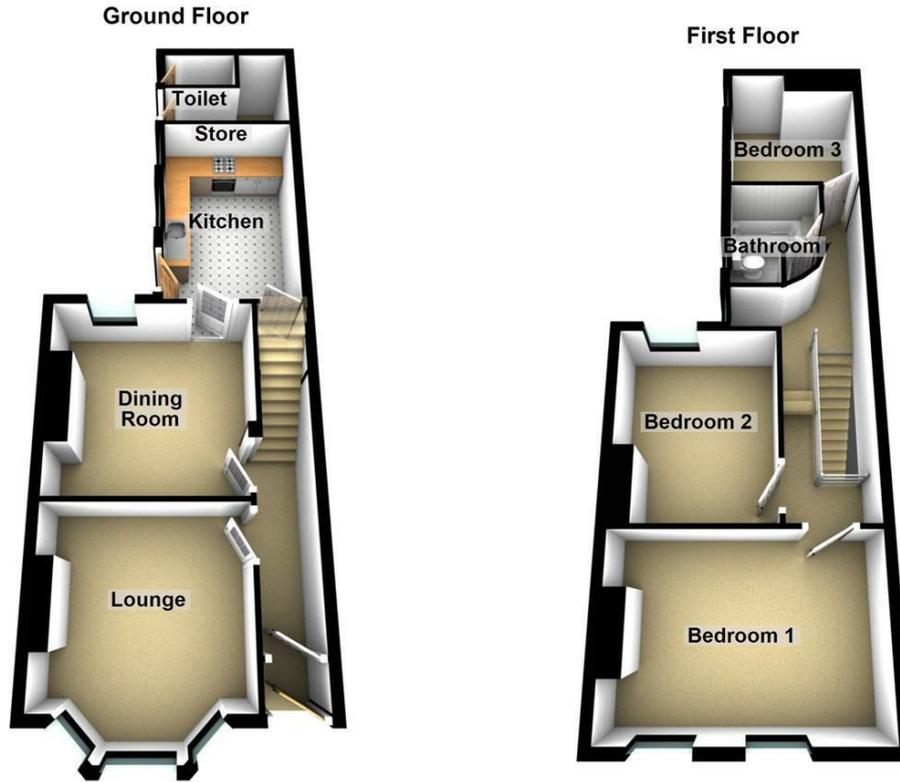
White bathroom suite comprising of panelled bath with overhanging electric shower, pedestal wash basin and low flush w.c. Access to built in storage. Tiled walls and tiled flooring.

Enclosed Rear Yard

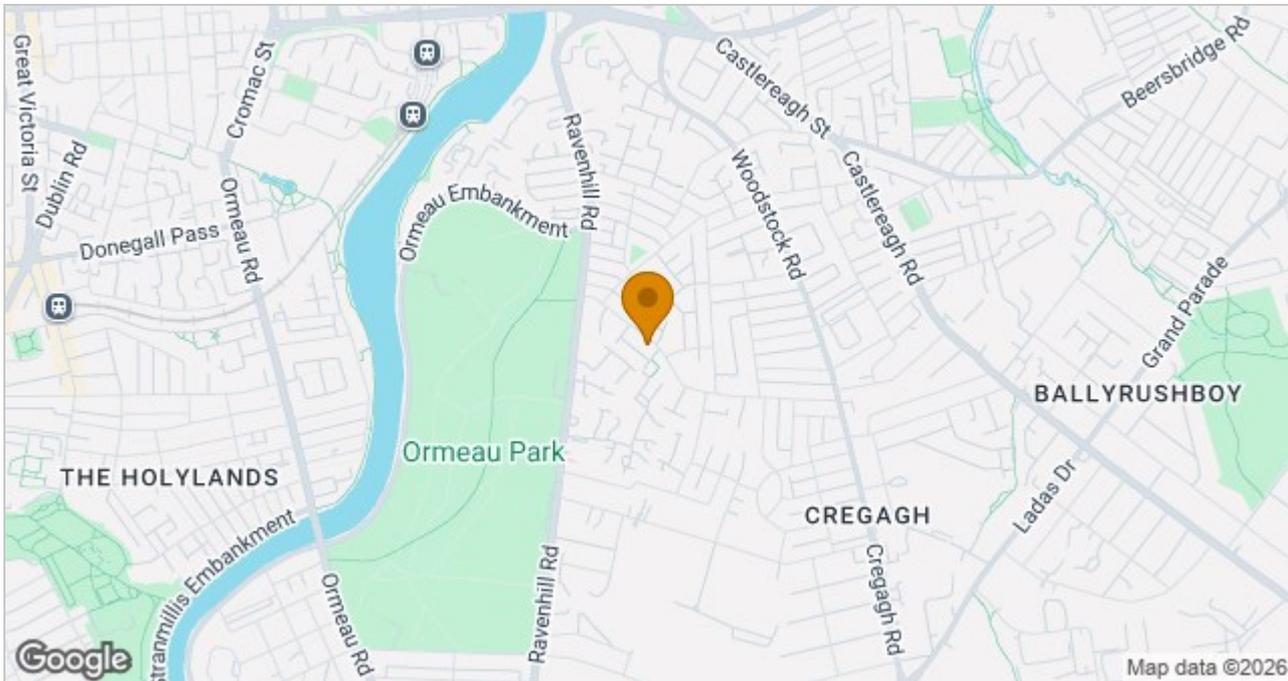


Enclosed rear yard with additional out house storage areas housing gas boiler and outside toilet.

Floor Plan



Area Map



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