



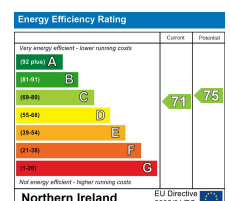
APT 37 NAVAN GREEN, ANDERSONSTOWN, BELFAST, BT11 8JR

A fantastic opportunity to purchase this sizeable three-bedroom first-floor apartment that has its own front door access and superb accommodation, which extends to around 793sq ft. And the property has the added bonus of its own private rear garden as well as being offered for sale chain-free within the heart of Andersonstown and therefore boasts tremendous doorstep convenience, including a short walk to excellent schools, shops and transport links along with the Glider service and, of course, an abundance of amenities in Andersonstown, including cafes, restaurants and state-of-the-art leisure facilities, to name a few!

The wider motorway network is close by, as are arterial routes, and the city centre is easily reached; the well-appointed accommodation is briefly outlined below.

Three bedrooms and a sizeable living room that has a separate fitted kitchen, and there is a white bathroom suite together with a spacious landing that has access to a roof space via a pull-down ladder, and the property benefits from gas-fired central heating (new boiler installed) and UPVC double glazing as well as a higher than average energy rating (EPC C-71).

A superb apartment tucked away in this established and highly sought-after position in Andersonstown can only be fully appreciated upon an internal inspection; we strongly recommend viewing early.



OFFERS AROUND £134,950

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Key Features

- Sizeable first-floor three-bedroom apartment with its own front door access.
- White bathroom suite .
- Gas-fired central heating system / UPVC double glazing / A new gas boiler was just installed.
- Tucked away in this established and highly sought-after position in Andersonstown.
- Tremendous doorstep convenience.
- Three bedrooms and a sizeable living room with a separate fitted kitchen.
- Spacious landing with access to roof space via pull-down ladder.
- It extends to around an impressive 793 sq ft and enjoys proximity to lots of nearby schools, shops and transport links, along with the Glider service and an abundance of amenities in Andersonstown, along with state-of-the-art leisure facilities.
- Own private rear garden / Higher-than-average energy rating (EPC C-71)
- Chain free.





GROUND FLOOR

Own door access - Hardwood front door to;

ENTRANCE HALL

Stairs to;

SPACIOUS LANDING

Wood strip floor, excellent storage cupboard, pull down ladder to roofspace.

BEDROOM 1

10'11 x 10'8
Wood strip floor.

BEDROOM 2

9'5 x 7'11
Wood strip floor.

BEDROOM 3

11'9 x 9'0
Wood strip floor.

WHITE BATHROOM SUITE

Bath, electric shower unit, low flush w.c, pedestal wash hand basin, partially tiled walls, tiled floor.

LIVING ROOM

17'1 x 10'10
Wood strip floor, attractive fireplace.

SEPARATE KITCHEN

Range of high and low level units, single drainer stainless steel sink unit, partially tiled walls, tiled floor, stainless steel extractor fan, built-in hob and underoven.

OUTSIDE

Privately enclosed garden.

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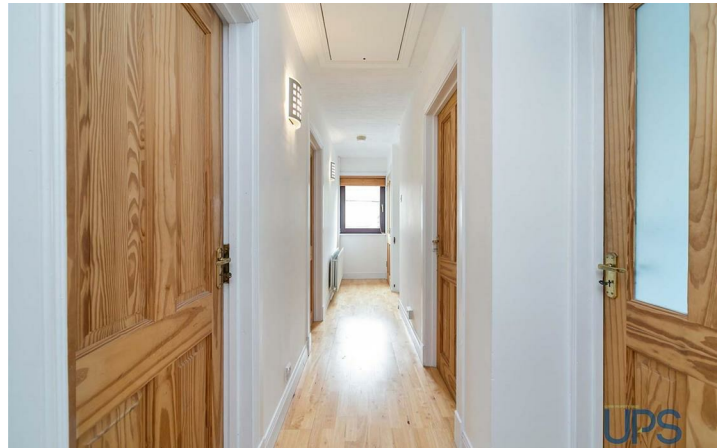


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Questions you may have.

Which mortgage would suit me best?
How much deposit will I need?
What are my monthly repayments going to be?

To answer these and other mortgage related questions contact Gareth on .

Your home may be repossessed if you do not keep up repayments on your mortgage.

We DO NOT charge for initial mortgage consultations. We may charge a fee on completion depending on circumstances. Our typical fee is £250, however, please confirm with Mortgage Consultant at time of appointment. 18435559

Please note that we have not tested the services or systems in this property. Purchasers should make/commission their own inspections if they feel it is necessary.

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