



148 STEWARTSTOWN PARK, BELFAST, BT11 9GN



Ideally positioned within this established and highly sought-after residential location, this sizeable semi-detached home extends to around 1090 sqft and offers proximity to lots of schools, shops and transport links along with the Glider service and arterial routes, and of course not forgetting an abundance of amenities in Andersonstown, which include cafes, restaurants, and state-of-the-art leisure facilities, to name a few.

Three bedrooms plus a developed roof space which has an ensuite shower room, and there is an additional white bathroom suite on the first floor.

On the ground floor there is a spacious and welcoming entrance hall as well as two separate reception rooms and a fitted kitchen.

Other qualities include gas-fired central heating, UPVC double glazing and off-road car parking that leads to a detached garage as well as front and rear gardens.

A popular location that is in constant demand, and we have no hesitation in recommending an early viewing to avoid disappointment.

Energy Efficiency Rating		
Very energy efficient - lower running costs	Current	Potential
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
	67	73
Northern Ireland EU Directive 2002/91/EC		

OFFERS AROUND £189,950

Key Features

- A sizeable semi-detached home extending to around 1090 sqft and perfectly set within this prime and highly sought-after residential location.
- Two separate reception rooms.
- Additional white bathroom suite on the first floor.
- Gas-fired central heating / uPVC double glazing.
- Close to an abundance of amenities in Andersonstown, including cafes, restaurants and state-of-the-art leisure facilities, plus much more.
- Three bedrooms plus access to a developed roof space which has an ensuite shower room.
- Fitted kitchen.
- Off-road car parking / detached garage / front and rear gardens.
- Tremendous doorstep convenience to include accessibility to lots of schools, shops and transport links along with the Glider service and Colin Glen, Ireland's leading adventure park.
- Viewing comes strongly recommended.





GROUND FLOOR

Upvc double glazed front door to:

SPACIOUS AND WELCOMING ENTRANCE HALL

Tiled floor.

LOUNGE

13'2 x 11'1

Wood strip floor.

LIVING ROOM

11'10 x 9'1

Wood strip floor, double glazed sliding patio door to rear garden.

KITCHEN

11'10 x 7'5

Range of high and low level units, single drainer stainless steel 1 1/2 bowl sink unit, plumbed for washing machine, Upvc double glazed back door.

FIRST FLOOR

BEDROOM 1

11'6 x 9'8

Laminated wood effect floor.

BEDROOM 2

11'10 x 9'0

Wooden effect strip floor.

BEDROOM 3 / STUDY

7'6 x 5'11

WHITE BATHROOM SUITE

Bath, shower unit, low flush w.c, wash hand basin.

ROOFSpace

17'1 x 12'5

ENSUITE SHOWER ROOM

Shower cubicle, electric shower unit, low flush w.c, pedestal wash hand basin, tiled floor.

OUTSIDE

Enclosed rear garden / decking, wall, railings, pillars and gates, off road carparking, front garden, gates to further parking.

DETACHED GARAGE

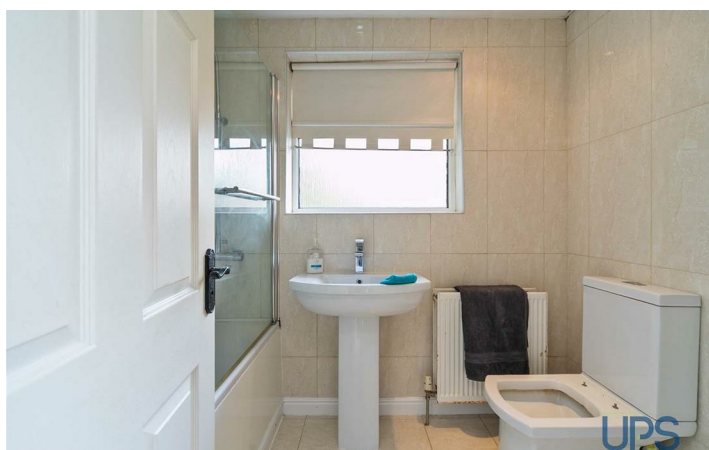
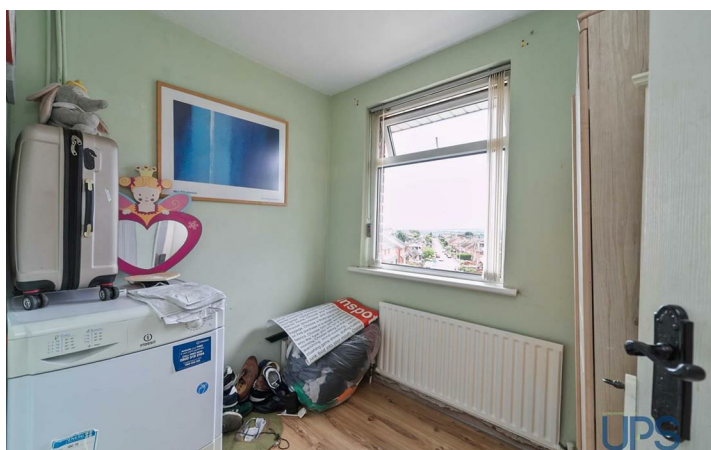
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Questions you may have.

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 Andersonstown 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. 18435661

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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