



19 KINGSWAY GARDENS

BELFAST BT5 7DQ

Offers Around

£295,000



SEMI-DETACHED | 3  | 1  | 2 

We are delighted to present this beautifully maintained three-bedroom semi-detached home, situated in the highly regarded and much sought-after Kingsway Gardens, just off the Gilnahirk Road in East Belfast.

KEY FEATURES

- Beautifully Presented Three-Bedroom Semi-Detached Home Offering Turnkey Accommodation
- Located in a Highly Regarded Residential Area off the Gilnahirk Road in East Belfast
- Stylish and Spacious Open-Plan Kitchen/Dining Area with French Doors Leading to the Rear Garden
- Contemporary Fitted Kitchen Featuring Sleek Units, Solid Wood Worktops, and Integrated Appliances
- Bright and Welcoming Front Lounge with a Large Bay Window Allowing for Generous Natural Light
- Three Well-Proportioned Bedrooms, Perfect for Families or Those Requiring a Home Office
- Family Bathroom with White Suite
- Generous Rear Garden Laid in Lawn, Offering a Safe and Private Space for Children or Entertaining
- Neatly Maintained Front Garden with Mature Planting and Strong Curb Appeal
- Private Driveway Providing Off-Street Parking
- Detached Garage Offering Valuable Storage or Potential for Workshop Use
- Convenient to a Range of Shops, Cafés, Schools, and Excellent Transport Links to Belfast City Centre



ROOM DETAILS

ENTRANCE

Front Door:

GROUND FLOOR

Entrance Hall:

Front Lounge:

12'0" x 11'7"
measurements into bay

Modern

Kitchen/Dining

Area:

18'11" x 18'6" at widest
points

FIRST FLOOR

First Floor Return:

Landing:

Bedroom One:

12'0" x 11'3"
measurements into bay

Bedroom Two:

11'10" x 11'3"

Bedroom Three:

6'10" x 6'10"

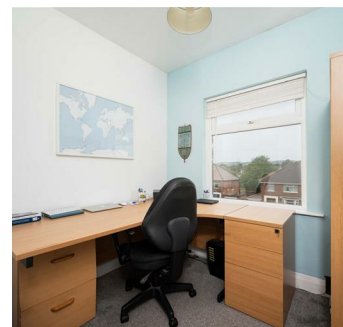
Bathroom:

OUTSIDE

Garage:

15'1" x 8'4"

Outside:



DIRECTIONS

Travelling along Gilnahirk Road in the direction of Castlereagh Hills, turn left onto Kingsway Park then turn right onto Kingsway Gardens. Number 19 is located on the right-hand side.



THE LOCAL AREA

East Belfast is a dynamic part of the city, full of beautiful residential areas and a wide variety of amenities that make it a wonderful place to live. Bustling villages, beautiful parks, and fantastic local schools are just a few of the reasons why so many wish to call it home



Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(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			
Northern Ireland		EU Directive 2002/91/EC	

OUR BRANCHES

B' FAST (028) 9065 3333 H'WOOD (028) 9042 8888 BANGOR (028) 9131 3833 D'DEE (028) 9188 8881 COMBER (028) 9187 1212

property@johnminnis.co.uk

JOHNMINNIS.CO.UK

