



## 2 Strathmore Park North , Belfast, BT15 5HR

**Offers In The Region Of  
£379,000**

Stunning Modernised Red Brick Detached Residence Holding A Prime Position Within This Highly Desirable Location.

A fabulous detached residence holding a mature landscaped site set within this much admired and sought after residential location. The present owners have modernised and improved the property creating the perfect family home affording bright spacious accommodation . The generously proportioned interior comprises 3 bedrooms, superb roof space, 2 plus reception rooms with beautifully presented lounge and dining room into bays, fabulous spacious integrated kitchen with superb open plan dining area with access to garden. The dwelling further offers downstairs furnished cloakroom, modern and deluxe family bathroom in white suite with separate shower cubical. The property benefits from oil fired central heating, built-in mirrored slide robes, Double glazed windows to include leaded light window, replacement rainwater goods, and retains much period detail throughout.

Mature hard landscaped gardens with ample carparking add the finishing touches to a home which will not disappoint.

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) <b>A</b>			
(81-91) <b>B</b>			
(69-80) <b>C</b>			
(55-68) <b>D</b>			
(39-54) <b>E</b>			
(21-38) <b>F</b>			
(1-20) <b>G</b>			
Not energy efficient - higher running costs			
		<b>36</b>	<b>59</b>
<b>Northern Ireland</b>		EU Directive 2002/91/EC	

# 2 Strathmore Park North

, Belfast, BT15 5HR



- Stunning Modernised Red Brick Detached Residence
- Downstairs Furnished Cloakroom
- Double Glazed Windows
- Highly Regarded Residential Location
- 3 Bedrooms Plus Superb Roofspace
- Modern Family Bathroom In White Suite
- Retains Much Period Detail Throughout
- Fabulous Spacious Integrated Kitchen
- Oil Fired Central Heating
- Two Plus Reception Rooms

### Entrance Hall

Upvc double glazed entrance door, wood strip floor, 3/4 panelled walls, panelled radiator, under stairs storage, concealed oil boiler.

### Furnished Cloakroom

White suite comprising wash hand basin, low flush wc, panelled walls, ceramic tiled floor, leaded light window.

### Lounge into Bay

16'11" x 11'6" (5.16 x 3.53)

Beautiful cast iron fireplace with tiled inset, two panelled radiators, wall light points, cornice ceiling.

### Living Room into Bay

16'0" x 11'7" (4.88 x 3.54)

Attractive pine fireplace with tiled inset, wood strip floor, panelled radiator.

### Kitchen

20'5" x 9'11" (6.23 x 3.03)

Bowl and a half single drainer stainless steel

sink unit, extensive range of high and low level units formica worktop, built-in high level oven and ceramic hob, stainless steel canopy extractor fan, plumbed for washing machine, plumbed for dishwasher, integrated fridge/freezer, tall larder, broom cupboard, recessed lighting, ceramic tiled floor, partly tiled walls.

### Dining Area

Panelled radiator, upvc double glazed rear door.

### First Floor

Landing, leaded light window, panelled radiator, recessed lighting, hotpress/copper cylinder.

### Bedroom

9'6" x 8'9" (2.90 x 2.69)

Panelled radiator.

### Bedroom

13'5" x 11'3" (4.10 x 3.44)

Built-in mirrored slider robes, panelled radiator, recessed lighting.

### Bedroom

13'2" x 11'11" (4.02 x 3.64)

Panelled radiator.

### Bathroom

Modern white suite comprising panelled bath, telephone hand shower, pedestal wash hand basin, low flush wc, shower cubicle, electric shower, pvc panelled and tiled walls, ceramic tiled floor, recessed lighting, panelled radiator.

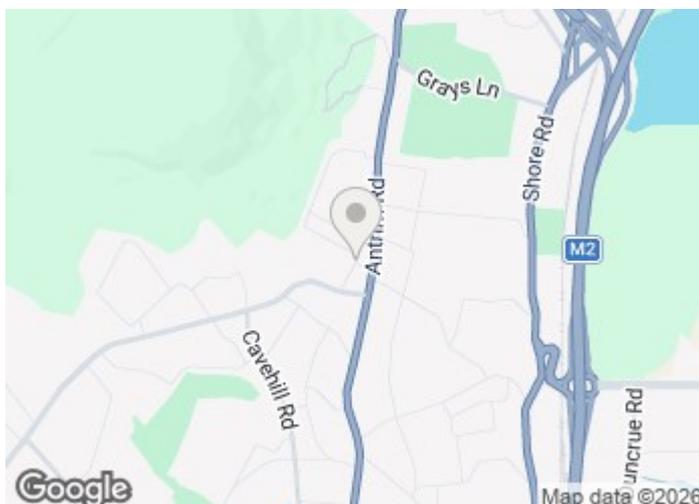
### Roofspace

13'10" x 8'11" (4.24 x 2.73)

Slingsby type ladder, floored and sheeted, twin velux roof lights, under eaves storage, recessed lighting.

### Outside

Landscaped gardens front and south facing rear in lawn, shrubs and flowerbeds, patio areas, outside light, brick paver driveway, ample carparking. Concealed oil tank.

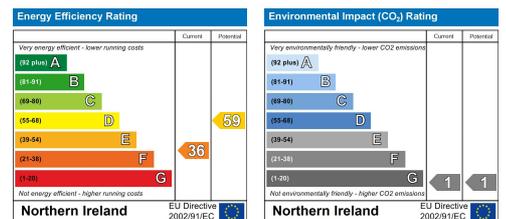


### Directions



# Floor Plan

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