### **CAVEHILL BRANCH**



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NETWORK STRENGTH - LOCAL KNOWLEDGE



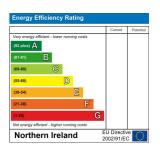


## 174 Brompton Park , Belfast, BT14 7LE

## Offers Around £89,950

End Town Terrace Set Within This Most Popular Section Of The Ardoyne With Superb Potential.

Holding a prime end terrace position close to the hustle and bustle of the vibrant shopping at the Crumlin Road and within easy reach of the City, this end town town terrace is ideally suited to the first time buyer or investor alike. The interior comprises 2 bedrooms, lounge into bay, fitted kitchen with dining area and classic white bathroom suite. The dwelling further offers recently installed gas fired central heating, uPvc double glazed windows, and does now require improvements to maximise the obvious potential. A larger than average site and excellent storage combines with a much sought after location to make this a home worthy of your immediate attention - Early viewing is highly recommended.



# 174 Brompton Park

, Belfast, BT14 7LE











- · Superb End Of Terrace
- · Classic White Bathroom
- Excellent Sized Site
- · 2 Bedrooms Lounge Into Bay · Fitted kitchen With Dining
- Gas Central Heating
- Off Street Parking
- Upvc Double Glazed Windows
- Superb Potential

#### **Entrance Hall**

Hardwood entrance door. ceramic tiled floor.

#### **Lounge Into Bay**

14'10" x 11'10" (4.53 x 3.63)

Wood laminate floor, attractive First Floor fireplace, understairs storage, double panelled radiator.

Open plan to:

#### **Kitchen**

13'3" x 8'7" (4.06 x 2.64)

Single drainer stainless steel sink unit, extensive range of high and low level units,

formica worktop, free standing **Bathroom** cooker, plumbed for washing machine, fridge/freezer space, panelled bath, telephone double panelled radiator, pvc door to rear.

Landing, access to roof space.

#### **Bedroom**

10'3" x 8'5" (3.14 x 2.58)

Panelled radiator.

#### Bedroom

11'7" x 9'8" (3.54 x 2.96)

Panelled radiator.

Classic white suite comprising handset shower, pedestal wash hand basin, low flush Wc, pvc panelled walls, panelled radiator

#### Storage

27'0" x 6'10" (8.24 x 2.10)

#### Outside

Front garden with off street carparking via gates. Enclosed covered rear yard.

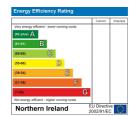


### **Directions**



### **Floor Plan**

These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property.





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