



15 Seaholm Parade , Belfast, BT15 3NR

Offers Around £94,950

Superb Opportunity To Purchase A Extended Red Brick End Terrace With Fantastic Potential Within This Most Popular And Convenient Location.

Extended red brick end terrace offering a superb refurbishment opportunity the interior comprises 2 bedrooms, 2 reception rooms, extended fitted kitchen and classic white bathroom suite. The dwelling further offers oil fired central heating, uPvc double glazed windows and pvc fascia and eaves. Holding a prime position facing Seaview Primary School combines with private rear gardens to make this the perfect project ideally suited to an investor or DIY enthusiast wishing to embark on a project with excellent potential. Early viewing is strongly recommended.

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	

15 Seaholm Parade

, Belfast, BT15 3NR



- Extended Red Brick End Terrace
- 2 Bedrooms
- 2 Reception Rooms
- Extended Fitted Kitchen
- Classic White Bathroom Suite
- Upvc Double Glazed Windows
- Oil Fired Central Heating
- Attached Garage
- Most Popular And Convenient Location

Entrance Hall

Upvc double glazed entrance door, wood laminate floor.

Lounge

13'8" x 9'10" (4.18 x 3.01)

Antique fireplace, wood laminate floor, double panelled radiator.

Living Room

13'7" x 7'2" (4.16 x 2.20)

Wood laminate floor, panelled radiator x2.

Kitchen

14'5" x 6'4" (4.41 x 1.95)

Single drainer stainless steel sink unit, range of high and low level units, formica worktops, cooker space, fridge/freezer space,

plumbed for washing machine, panelled radiator, pine tongue and groove ceiling, uPvc door to rear.

First Floor

Landing, panelled radiator.

Bathroom

Classic white bathroom suite comprising shower cubicle, power shower, pedestal wash hand basin, low flush wc, featured radiator, fully tiled walls, ceramic tiled floor, pine tongue and groove ceiling.

Bedroom

13'7" x 7'10" (4.16 x 2.39)

Built-in mirrored slide robes, wood laminate floor, panelled radiator.

Bedroom

7'10" x 5'3" (2.41 x 1.62)

Built-in mirrored slide robes, built-in storage, hot-press, wood laminate floor, panelled radiator, access to roofspace.

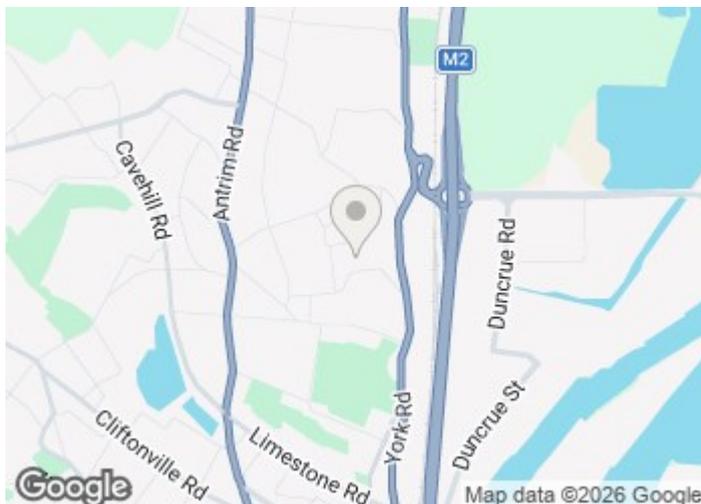
Outside

Hard landscaped gardens front and rear. Front offering off street carparking. Rear garden with entry access from Seamount Parade, pvc oil tank.

Garage

15'7" x 8'7" (4.76 x 2.62)

Up & over door, electric and lighting.



Directions



Floor Plan

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