



559 Oldpark Road , Belfast, BT14 6QW

Offers Over £219,950

Stunning Extensively Refurbished Semi Detached Villa With Landscaped Gardens And Detached Garage.

A refurbished semi-detached residence modernised to the highest possible standard by the present owner creating a stunning family home. The modern interior comprises 3 bedrooms, 2 reception rooms with lounge into bay, living room with multi-fuel stove, superb modern fitted kitchen incorporating built-in double oven and ceramic hob, integrated dish washer and fully tiled luxury white family bathroom suite. The dwelling further offers uPvc double glazed windows, gas fired central heating, pvc fascia and eaves, extensive use of wood laminate and ceramic floor coverings. Landscaped gardens front and private rear with patio area's, brick paver car parking detached garage combines with the highest presentation to make this the perfect family home, with little or no maintenance worries in this sought after location - Early Viewing is highly 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	59	78
(21-38)	F		
(1-20)	G		
Not energy efficient - higher running costs			
Northern Ireland		EU Directive 2002/91/EC	

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- Luxuriously Appointed Semi Detached Villa
- Fully Tiled Luxury Bathroom
- Highest Presentation
- Sought After Location
- 3 Bedrooms 2 Reception Rooms
- Upvc Double Glazed Windows
- Detached Garage
- Contemporary Fitted Kitchen
- Gas Central Heating
- Delightful Landscaped Gardens

Entrance Porch

Composite entrance door, wood laminate floor, cornice ceiling.

Entrance Hall

Wood laminate floor, cornice ceiling, double panelled radiator.

Lounge

13'3" x 11'10" (4.05 x 3.61)

Into bay, wood laminate floor, wall mounted electric fire, double panelled radiator.

Living Room

12'7" x 9'9" (3.84 x 2.99)

Wood laminate floor, stone fireplace with wood burning stove, double panelled radiator.

Kitchen

14'8" x 10'2" (4.49 x 3.12)

Bowl and a half stainless steel sink unit,

extensive range of high and low level

units, formica worktop, built-in high level double oven and ceramic hob, stainless steel canopy extractor fan, stainless steel splash back, integrated dish washer, plumbed for washing machine, American fridge/freezer space, partially tiled walls, ceramic tiled floor, wall mounted gas boiler, panelled radiator, recessed lighting, uPvc double glazed patio doors.

First Floor

Landing, access to roof space, cornice ceiling.

Bathroom

Fully tiled deluxe white suite comprising shower cubicle, thermostatic controlled drench style shower, telephone handset shower, wash hand basin, low flush wc, fully tiled walls, recessed lighting, chrome radiator.

Bedroom

19'8" x 7'0" (2.97 x 2.15)

Wood laminate floor, access to roof space, double panelled radiator.

Bedroom

10'2" x 9'10" (3.11 x 3.00)

Wood laminate floor, double panelled radiator.

Bedroom

17'7" x 14'11" (5.37 x 4.55)

Into bay, wood laminate floor, cornice ceiling, double panelled radiator.

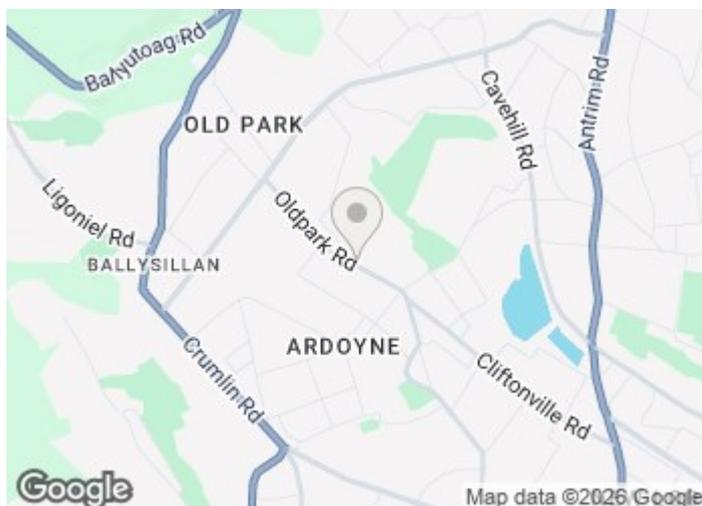
Detached Garage

22'4" x 10'5" (6.82 x 3.19)

Roller shutter door.

Outside

Gardens front and rear in mature lawn, shrubs and flowerbeds, extensive brick paver driveway parking, patio areas, outside light and tap.



Directions



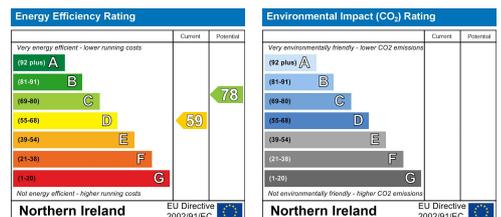
Floor Plan

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Total Area: 81.2 m² ... 874 ft² (excluding garage)
 All measurements are approximate and for display purposes only

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