

22 Carlisle Walk , Belfast, BT15 2PX

Offers Over £129,950

Immaculately Presented End Town Terrace Minutes Walk From The City Centre.

A fabulous opportunity to purchase an immaculately presented and modernised end town terrace with open aspect and minutes walk from the City. The modern interior comprises 2 bedrooms, spacious lounge with feature wood panelling & pvc double doors to rear, contemporary fitted kitchen incorporating built-in oven and hob with dining area and modern white bathroom with separate low flush wc. The dwelling further offers uPvc double glazed windows and exterior doors, gas central heating and extensive use of wood laminate & ceramic floor coverings throughout. Private rear garden in hard landscaping combines with the most convenient location with the City, New University and superb shopping all within walking distance - 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		66	66
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
Northern Ireland		EU Directive 2002/91/EC	

22 Carlisle Walk

, Belfast, BT15 2PX



- Immaculately Presented End Town Terrace
- Contemporary Fitted Kitchen, Informal Dining
- Upvc Double Glazed Windows & Doors
- 2 Bedrooms
- Modern White Bathroom Suite
- Private Hard Landscaped Rear Garden
- Spacious Lounge
- Gas Central Heating
- Minutes From City Centre

Entrance Hall

Upvc double glazed entrance door, wood laminate floor, double panelled radiator, inset with recessed lighting.

Lounge

16'3" x 11'9" (4.96 x 3.59)
Wood laminate floor, wood panelled wall, built-in storage, pvc double doors, double panelled radiator.

Kitchen

18'9" x 8'0" (5.72 x 2.46)
Bowl and 1/2 stainless steel sink unit, extensive range of high gloss high and low level units, wood effect formica worktop, built-in under oven and ceramic hob, integrated extractor fan, fridge/freezer space, larder cupboard, partly tiled walls, wood laminate floor, double glazed rear door.

Dining Area

Breakfast bar, double panelled radiator, concealed gas boiler, wood laminate floor.

First Floor

Landing, wood laminate floor, double panelled radiator, access to roofspace.

Bathroom

Modern white bathroom suite comprising panelled bath, electric shower, telephone handset shower, pedestal wash hand basin, pvc panelled walls, wood laminate floor.

Separate Wc

Separate matching low flush wc, pvc walls & ceiling, panelled radiator.

Bedroom

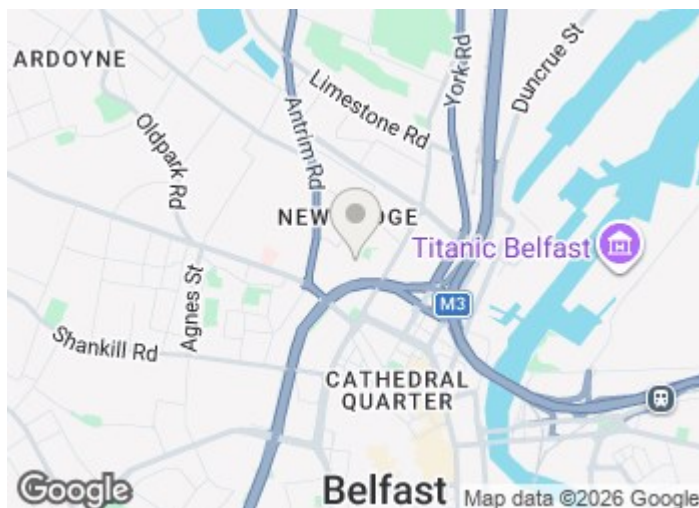
12'10" x 8'10" (3.93 x 2.71)
Built-in storage, wood laminate floor, panelled radiator.

Bedroom

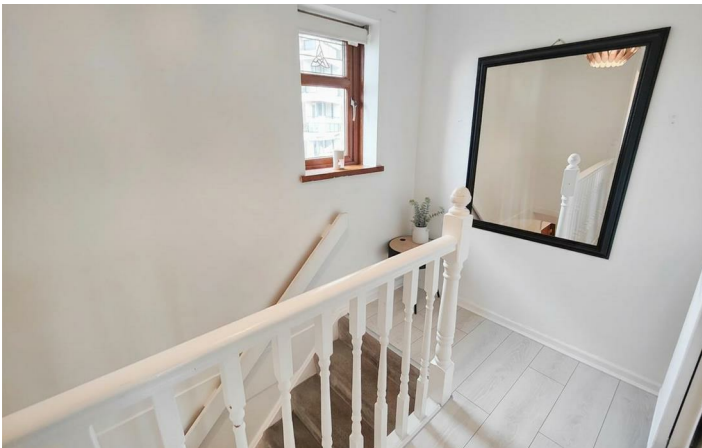
13'6" x 9'0" (4.12 x 2.75)
Built-in storage, wood laminate floor, panelled radiator.

Outside

Enclosed rear garden in patio timber decking, raised flowerbeds, vertical panel fencing.

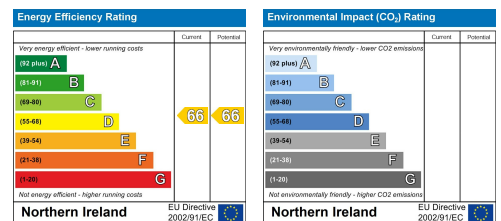


Directions



Floor Plan

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