

87 Westland Road , Belfast, BT14 6TB

£125,000

Stunning Modernised End Of Terrace Holding A Prime Corner Site Presented To A High Standard.

Holding a prime corner site affording open aspect to front this stunning end terrace will have immediate appeal. The modernised interior comprises 2 bedrooms, lounge, luxury fitted kitchen incorporating built-in under oven and hob with dining area and deluxe white bathroom suite. The dwelling further offers uPvc double glazed windows and external doors, gas central heating, utility room, built-in mirrored slider robes, and has been presented to a high standard by its current owners. Delightful gardens front side and rear with off street carparking combines with a luxury finish to make this a Fabulous home not to be missed - 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 | 61 | 63 |
| (21-38) | F | | |
| (1-20) | G | | |
| Not energy efficient - higher running costs | | | |
| Northern Ireland | | EU Directive 2002/91/EC | |

87 Westland Road

, Belfast, BT14 6TB



- Modernised End Of Terrace Corner Site
- Gas Central Heating
- Pvc Fascia & Eaves
- 2 Bedrooms/ Lounge
- Upvc Double Glazed Windows
- Replacement Rain Water Goods
- Luxury Fitted Kitchen With Dining Area
- Modern White Bathroom Suite
- Off Street Carparking Corner Site

Entrance Hall

Upvc double glazed entrance door, panelled radiator, understairs storage.

Lounge

13'8" x 10'1" (4.19 x 3.09)
Attractive hardwood fireplace, marble inset, panelled radiator.

Kitchen

12'0" x 9'9" (3.68 x 2.99)
Bowl and a half single drainer stainless sink unit, extensive range of high and low level units, built-in under oven and ceramic hob, stainless steel canopy extractor fan, fridge/freezer housing,

microwave housing, partly tiled walls.

Dining Area

Ceramic tiled floor, panelled radiator.

Utility Room

9'3" x 6'5" (2.83 x 1.96)
Upvc double glazed rear door, plumbed for washing machine, tumble dryer space, ceramic tiled floor,

First Floor

Bedroom

12'8" x 10'0" (3.88 x 3.05)
Built-in mirror slider robes,

panelled radiator, concealed gas boiler, hotpress/copper cylinder.

Bedroom

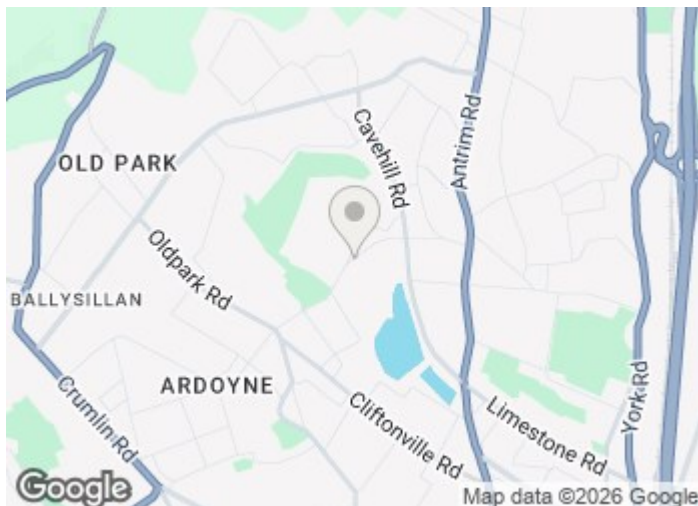
15'11" x 8'8" (4.87 x 2.65)
Built-in robe, panelled radiator.

Bathroom

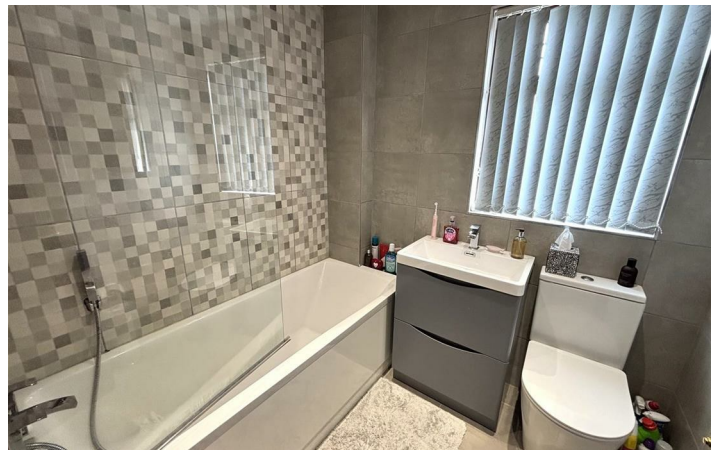
White suite comprising panelled bath, showerscreen, electric shower, telephone hand shower, vanity unit, low flush wc, fully tiled wals, ceramic tiled floor, pvc ceiling, chrome radiator, recessed lighting.

Outside

Gardens front, side and rear in lawn, shrubs and flowerbeds, driveway, outside light and tap.

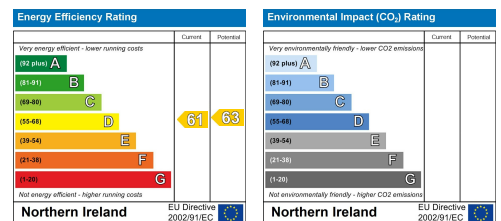


Directions



Floor Plan

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