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This recently modernised second floor apartment is ideally located just off the Lisburn Road, within easy walking distance of a wide range of local amenities, including public transport links, Queen's University and the City Hospital. The property is part of a small development of just three apartments.

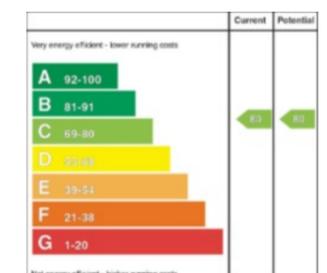
The accommodation is bright and well presented, comprising an entrance hall, a spacious open plan L-shaped kitchen, living and dining area, one double bedroom, and a modern shower room.

With its convenient location and modern finish, this apartment is well suited to both first-time buyers and investors. Early viewing is recommended.

Offers Over  
£124,950

Flat C, 2 Surrey Street,  
BELFAST,  
BT9 7FS

Viewing by  
appointment with  
& through agent  
028 9066 3030



Flat C, 2 Surrey Street,  
BELFAST,  
BT9 7FS

## Property Features

- Modern one bedroom apartment
- Communal hall
- Entrance hall with access to roofspace
- Open plan to modern fitted kitchen with appliances
- Bright & spacious bedroom
- Modern shower room
- Gas heating / Double glazed windows
- Perfect location with access to Lisburn Road amenities, City & Royal hospitals & city centre
- Ideal for owner occupiers & investors

## Location:

Lisburn Road heading out of town on right hand side after Tesco's supermarket and opposite Derryvolgie Avenue.

## Property Comprises

### Ground Floor

Hardwood front door .

### HALLWAY:

**KITCHEN/LIVING:** 20' 3" x 16' 5" (6.17m x 5m) Range of high and low level units, four ring induction hob, laminate worktops, stainless steel sink unit, built-in dishwasher and fridge, laminate wood floor, Velux window, views to mountains.

**BEDROOM:** 12' 3" x 11' 1" (3.73m x 3.38m) Velux window.

**FULLY TILED BATHROOM:** Low flush wc, vanity unit with wash hand basin, shower with drencher shower head, heated towel rail, extractor fan, LED mirror with storage.

