



Located just off the Circular Road, this beautifully presented semi-detached home occupies an ideal position within a quiet cul-de-sac enjoying a sunny south-west facing aspect to the rear.

Offering bright, spacious and well-appointed accommodation, the layout comprises hallway, living room, open plan kitchen – dining overlooking and with direct access to the rear garden. On the first floor are three bedrooms plus luxury bathroom. Externally, a tarmac driveway leads to a detached, matching garage plus a notably private, sunny rear garden – perfect for both entertaining and relaxing.

Conveniently located to many of the provinces leading schools and an array of local amenities and restaurants within Ballyhackamore and Belmont village within a short stroll. Belfast city centre is less than 6 miles away making it ideal for those wishing to commute from a quiet city suburb.

Offers Over
£320,000

8 Norwood Crescent,
BELFAST,
BT4 2DZ

Viewing by
appointment with
& through agent
028 9042 4747



- Beautifully presented semi detached located just off Circular Road
- Quiet cul-de-sac position enjoying south west facing aspect to rear
- Bright- spacious & well-appointed accommodation
- Hallway with cloaks store
- Living Room with feature gas fireplace
- Open plan Kitchen - Dining with access to rear garden
- Three Bedrooms
- Luxury Bathroom
- Gas fired central heating
- uPVC frame double glazed windows
- Tarmac driveway leading to Detached Garage
- Notably private, sunny south-west facing rear garden
- Close to excellent local schools, amenities and public transport routes

The Property Comprises:
Composite front door to...

Ground Floor

HALLWAY: Cloak store, understair storage.



LIVING ROOM: 14' 9" x 11' 10" (4.5m x 3.6m) Feature painted tile fireplace with matching inset and hearth (gas), oak effect laminate wood floor.



KITCHEN OPEN PLAN TO KITCHEN: 20' 0" x 12' 2" (6.1m x 3.7m) Contemporary fitted kitchen with extensive range of high and low level units, stainless steel 1.5 sink with mixer tap, corian worktop, built in Samsung electric oven, 4 ring ceramic hob, built in dishwasher, built in fridge/freezer, pull out larder, oak effect laminate wood floor, cornice ceiling, electric wall mounted fireplace, uPVC glazed double doors to exterior.



First Floor

LANDING: Slingsby ladder to partially floored roofspace with light. Worcester gas fired combi boiler.



BEDROOM (1): 14' 5" x 11' 10" (4.4m x 3.6m) Into bay.



BEDROOM (2): 12' 2" x 10' 10" (3.7m x 3.3m)

BEDROOM (3): 9' 2" x 7' 7" (2.8m x 2.3m) Built in robe.



BATHROOM: Luxury 4 piece white bathroom suite comprising tiled panelled bath with mixer tap and telephone hand shower, walk in shower cubicle with mains shower unit, shelved recess, wash hand basin with mixer tap, low flush WC, heated towel rail, ceramic tiled floor and skirting, low voltage spotlights, extractor fan, window.



Outside

FRONT: Tarmac driveway leading to...

DETACHED GARAGE: 15' 1" x 9' 2" (4.6m x 2.8m) Up and over door, light and power.

FRONT: Front garden laid in lawns.

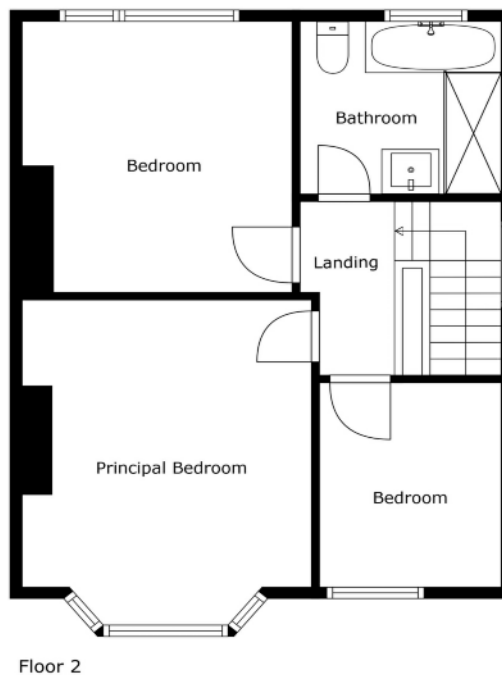
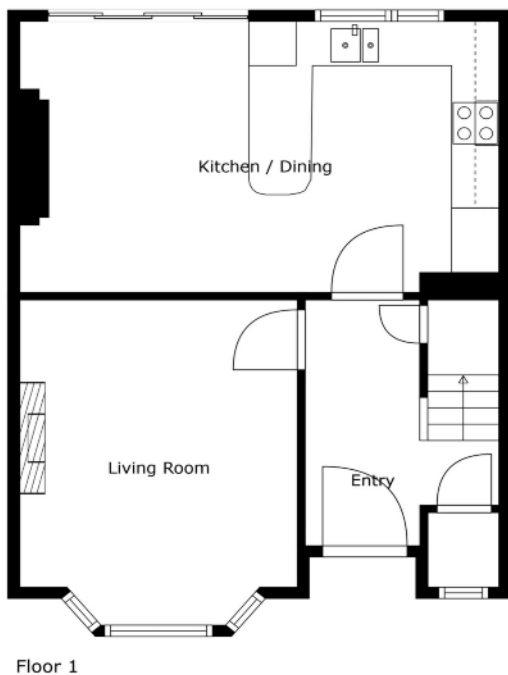
REAR: Enclosed, notably private rear garden benefiting from sunny south west facing aspect.

Paved patio leading to lawn bordered by hedging. Outside tap.



Location:

From the Circular Road turn into Norwood Drive, Norwood Crescent is immediately off Norwood Drive on the right.



Sizes And Dimensions Are Approximate. Actual May Vary.

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Lisburn - 028 92 66 1700

Belfast Branches

Lisburn Road - 028 90 66 3030
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