



HMK Property
8 Grand Parade
Belfast

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116 My Ladys Road

, Belfast, BT6 8FD

£975 Per month



No.116 is nestled in the heart of East Belfast. This charming three-bedroom end-terrace home is well-presented and boasts bright and spacious accommodation throughout. Conveniently located, the property is within easy reach of Belfast city centre, local amenities, schools, and excellent transport links. Upon entering the home, you are welcomed into a spacious open-plan living and dining area, the generous space is complemented by natural light, creating a warm and inviting atmosphere. The adjoining kitchen is well-equipped and offers ample storage and workspace. To the first and second floor, the property benefits from three well-proportioned bedrooms, and a white suite family bathroom. To the rear of the property, a spacious courtyard offers a private outdoor retreat. Benefiting from plenty of sunlight throughout the day, this area is perfect for outdoor entertaining. To the front, there is an enclosed front forecourt. To arrange a viewing of this lovely family home, contact HMK Property on 02890397712.



ENTRANCE HALL

Tiled entrance hall with radiator leading to the open plan living room.

LIVING/DINING ROOM 26'2" x 10'2" (7.98m x 3.12m)

Open plan living/dining room with large bay window overlooking the front of the property is carpeted underfoot, the back of the large room could be used as a dining/office or play room, this leads onto the kitchen.

KITCHEN 44'7" x 31'9" (13.6m x 9.7m)

The modern white kitchen has a fantastic range of high and low level units, sink unit with mixer tap, space for fridge freezer, integrated oven, 4 ring electric hob above, plumbed for white goods, breakfast bar for casual dining, tiled floor, partially tiled walls and direct access to rear courtyard.

FIRST FLOOR

Stairs leading to...

BATHROOM

White suite comprising, low flush WC, floating pedestal wash hand basin with mixer tap and tiled splashback, bathtub with hot and cold tap and handset, shower, part tiled walls, vinyl flooring

BEDROOM ONE 43'11" x 11'3" (13.4m x 3.43m)

Laminate wood effect flooring, outlook to front

SECOND FLOOR

Landing to...

BEDROOM TWO 13'1" x 11'5" (4.01m x 3.5m)

Single bedroom, outlook to front of the property with carpet

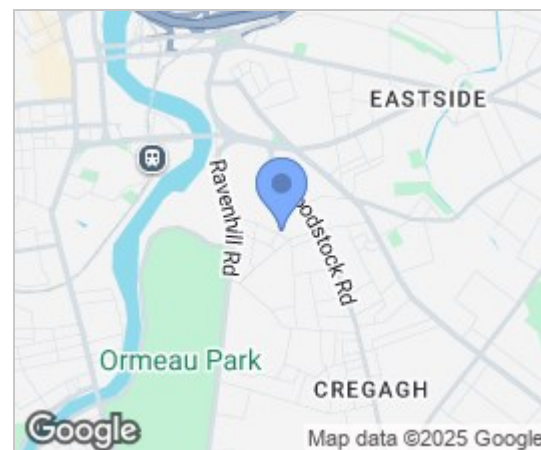
BEDROOM THREE 26'6" x 25'11" (8.10m x 7.9m)

A double bedroom with eaves storage and velux window.

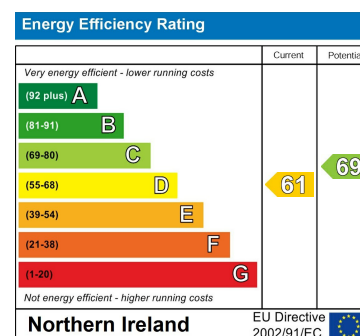
OUTSIDE

Front enclosed forecourt, rear courtyard laid in concrete, outdoor water tap. Access via side to front

Area Map



Energy Efficiency Graph



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.

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