



Hyndford Street,
Guide Price £119,950

- Attractive Red Brick Mid Terrace
- Bright And Easy To Maintain
- Two Double Bedrooms
- Lounge



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Hyndford Street, Bloomfield, Belfast

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This fantastic mid terrace property was constructed circa 12 years ago and consists of bright and beautifully presented accommodation throughout. Ideal for a wide variety of prospective buyers, in particular those seeking their first home with an abundance of day-to-day amenities all on your doorstep. Comber Greenway, local shops and eateries, regular public transport links and direct access in and out of Belfast City Centre are only some of the many quality attributes on offer. The vibrant Ballyhackamore Village and Connswater Shopping Centre and Retail Park are also close to hand. A super home benefitting from very easy to maintain accommodation throughout. **KEY FEATURES** Attractive Red Brick Mid Terrace Constructed Circa 12 Years Ago Bright And Very Easy To Maintain Accommodation Throughout Two Double Bedrooms Lounge Stunning Fitted Kitchen Open Plan To Casual Dining Area Downstairs W/C Contemporary White Bathroom Suite GFCH Enclosed Courtyard To Rear Very Popular And Convenient Residential Location Sound Surround System For Entire Ground Floor Within Walking Distance To A Wide Array Of Amenities Belfast City Centre Is A Short Commute Away Early Inspection Is Advised

UPVC FRONT DOOR TO...

ENTRANCE HALL

Alarm panel.

LOUNGE

4.57m x 2.67m (15'0" x 8'9")

Recessed spotlighting. Under stairs storage. Double doors to...

STUNNING FITTED KITCHEN OPEN PLAN TO DINING AREA

3.68m x 2.59m (12'1" x 8'6")

One bowl sink unit with chrome dual mixer tap. Excellent range of high and low level units with laminated work surfaces and up stand. Integrated four ring gas hob and built in oven with chimney extractor hood. Integrated

fridge / freezer. Integrated washer / dryer. Integrated microwave. Built in storage cupboard with gas fired boiler. Recessed spotlighting. Ceramic tiled flooring. Ample dining area.

REAR HALL

Ceramic tiled flooring. uPVC door to enclosed private court yard.

DOWNSTAIRS W/C

Wash hand basin with chrome mixer tap and tiled splash back. Ceramic tiled flooring. Extractor fan.

FIRST FLOOR

BEDROOM ONE

3.68m x 2.77m (12'1" x 9'1")

At widest points.

LUXURY WHITE BATHROOM SUITE

Comprising panelled bath with chrome dual mixer tap. Thermostatically controlled shower unit with telephone hand shower. Shower screen. Vanity unit with inset sink and chrome dual mixer tap. Close coupled dual flush w/c. PVC panelled walls and ceiling. Recessed spotlighting. Chrome heated towel rail. Extractor fan.

LANDING

Access to roof space.

OUTSIDE

Enclosed private patio courtyard.



For full EPC please contact the branch

IMPORTANT NOTE TO PURCHASERS: We endeavour to make our sales particulars accurate and reliable, however, they do not constitute or form part of an offer or any contract and none is to be relied upon as statements of representation or fact. The services, systems and appliances listed in this specification have not been tested by us and no guarantee as to their operating ability or efficiency is given. All measurements have been taken as guide to prospective buyers only, and are not precise. Floor plans where included are not to scale and accuracy is not guaranteed. If you require clarification or further information on any points, please contact us, especially if you are travelling some distance to view. Fixtures and fittings other than those mentioned are to be agreed with the seller.