



Whitehall Mews,

£147,500



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## Whitehall Mews, Belfast

**£147,500**

A fantastic opportunity to purchase this immaculately presented first floor apartment set within the ever popular Whitehall Mews development off the Ormeau Road. Within ambling distance to all day to day amenities including restaurants, boutiques and cafes along with easy access to Belfast City Centre via a regular bus service. Internally this home offers two bedrooms, modern bathroom, spacious open plan living/dining area and kitchen with multiple integrated appliances. Other features include gas fired central heating, double glazing and two car parking spaces. Rarely does such a well maintained apartment come onto the market therefore we recommend viewing at your earliest opportunity to avoid disappointment. To arrange a viewing or for further information please contact Reeds Rains Ormeau on 02890680420.

### GLAZED HARDWOOD FRONT DOOR

### INNER HALL

Tiled floor. Stairs to:-

### FIRST FLOOR

### LANDING

Laminate wood floor.

### KITCHEN

2.95m x 2.03m (9'8" x 6'8")

Excellent range of high and low level units. Integrated fridge/freezer. Built in electric oven. 4 ring gas hob.



For full EPC please contact the branch

Concealed over head extractor fan. Stainless steel 1.5 drainer sink unit with mono tap. Plumbed for washing machine. Concealed gas boiler. Part tiled walls. Tiled floor.

### LIVING ROOM / CASUAL DINING

4.11m x 4.06m (13'6" x 13'4")

Laminate wood floor. Front aspect. Dining space.

### BEDROOM 1

3.40m x 2.87m (11'2" x 9'5")

Rear aspect.

### BEDROOM 2

2.54m x 2.29m (8'4" x 7'6")

Laminate wood floor.

### BATHROOM

1.98m x 1.73m (6'6" x 5'8")

Low flush WC. Pedestal wash hand basin with swan neck mixer taps & wrap around under storage. Panelled bath with mixer taps. Over head Triton electric shower. Pvc panelled tongue and groove ceiling. Low voltage spotlights. Chrome heated towel rail. Tiled floor. Tiled walls.

### OUTSIDE

Two car parking space. Communal garden.

### Laser Tape Clause

All measurements have been taken using a laser tape measure and therefore, may be subject to a small margin of error.

