

For Sale

Asking Price: £135,000

SimonBrien



74 Milfort Mews
Dunmurry
Belfast
BT17 9JE

simonbrien.com



Enjoying a private location behind electric entrance gates in the centre of Dunmurry this charming apartment is therefore in excellent proximity to a diverse array of amenities including village-type shops, excellent schools, sports and recreational facilities as well as bus and rail halts to both Belfast and Lisburn.

The accommodation comprises a spacious living room overlooking woodland to the rear, fitted kitchen with range of integrated appliances, modern bathroom and two well-proportioned bedrooms. Externally there is private residents parking and communal gardens in lawns. The property further benefits from a recently fitted gas boiler, uPVC double glazing and a high level of insulation throughout.

Tastefully presented we recommend an internal viewing at your convenience.



Special Features & Services

- Fabulous second floor apartment in most popular and convenient location
- Excellent proximity to village shops, schools, bus and rail connections to Belfast and Lisburn
- Bright living room with wooden flooring and faux balcony
- Open plan kitchen with integrated appliances and breakfast bar
- Two fabulous bedrooms, master with mirror fronted sliding robes
- Fully tiled bathroom with contemporary suite
- Gated residents parking, communal gardens in lawns
- Suitable to a range of buyers

Accommodation

Communal entrance with staircase to Second Floor

Reception Hall

Wood effect flooring, recently installed Ideal gas boiler

Living Room

14'8" x 10'4" (4.47m x 3.15m):

Matching wood effect flooring, uPVC door to faux balcony. Open to

Kitchen

10'4" x 8'9" (3.15m x 2.67m):

Modern fitted kitchen with range of units, work surfaces, single drainer sink unit, stainless steel oven, four ring gas hob, extractor hood, integrated fridge freezer and dishwasher

Bedroom 1

11'5" x 11' (3.48m x 3.35m):

Mirror fronted sliding robes

Bedroom 2

11'3" x 8' (3.43m x 2.44m):

Wood effect flooring

Bathroom

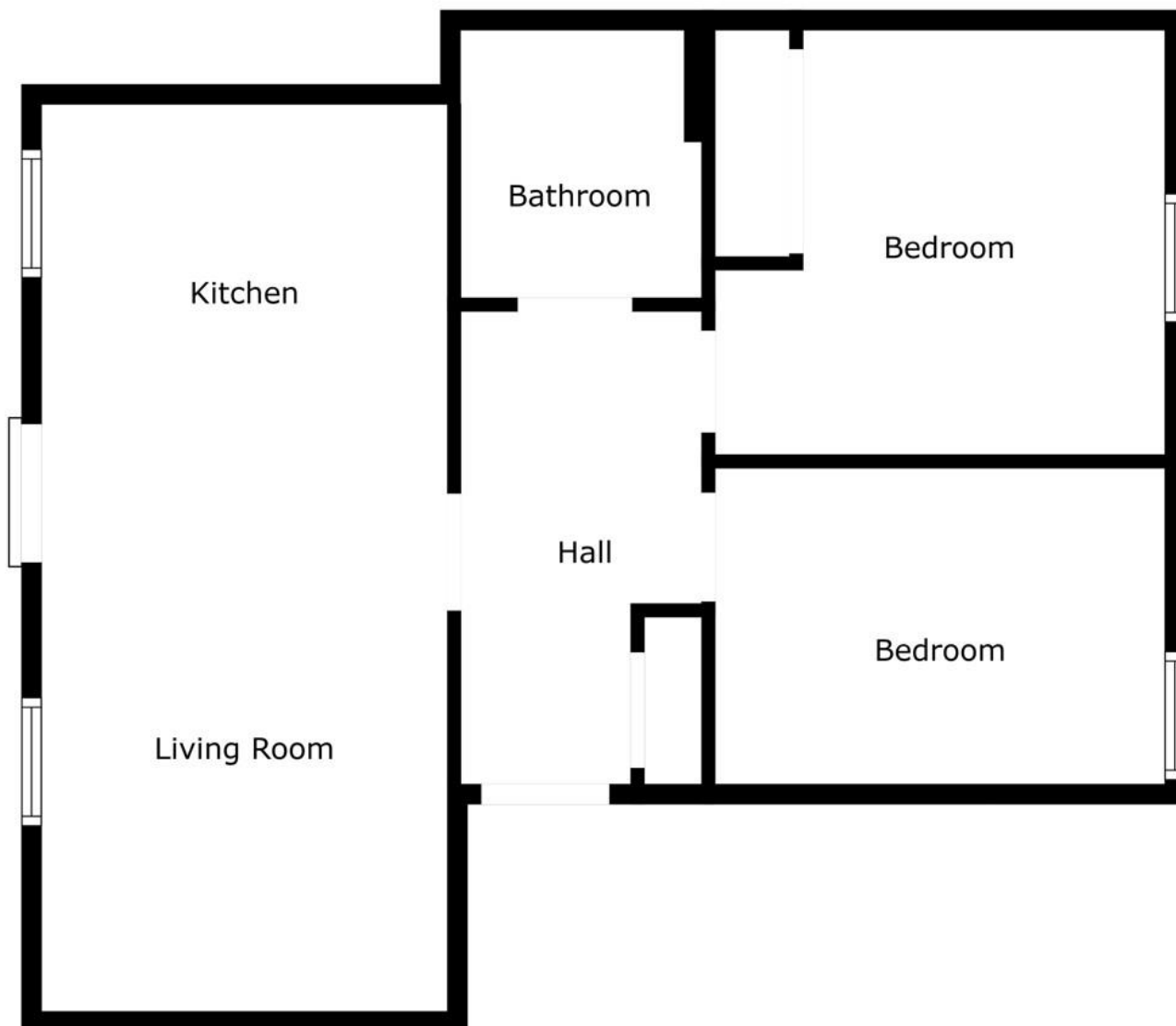
6'3" x 6'1" (1.9m x 1.85m):

Fully tiled suite comprising WC, wash hand basin, P-shaped bath with mixer tap, extractor fan and heated towel rail

Outside

Electric gates to residents car parking. Communal gardens in lawns





VALUER

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MORTGAGE ADVICE

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Score	Energy rating	Current	Potential
92+	A		
81-91	B	92 B	92 B
69-80	C		
55-68	D		
39-54	E		
21-38	F		
1-20	G		

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