

AGREED



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ESTATE AGENTS &
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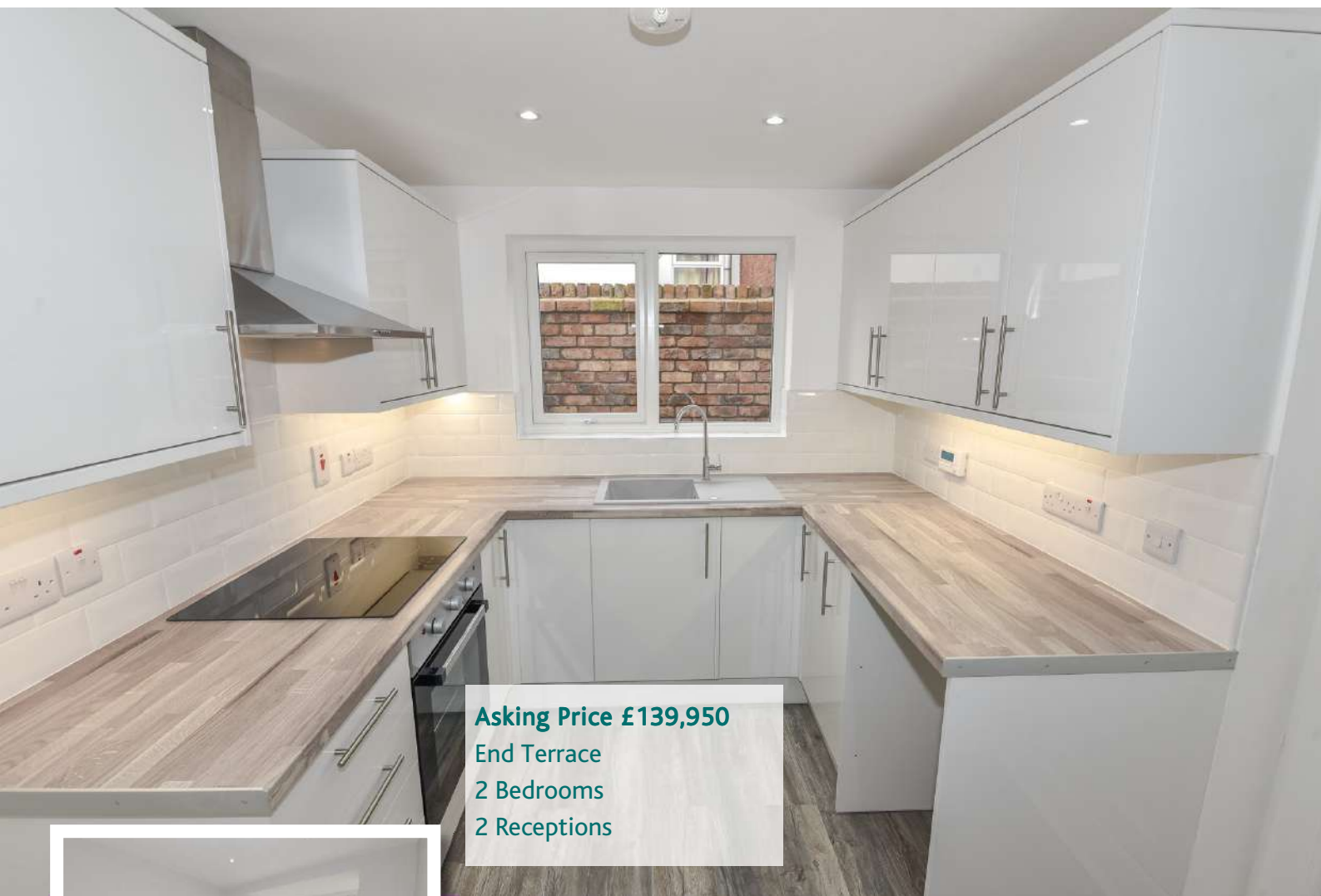
2 Shaw Street | Belfast, BT4 1PT
ASKING PRICE £139,950

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and to Arrange a Viewing



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Asking Price £139,950
End Terrace
2 Bedrooms
2 Receptions



Property Features

- Stunning End Terrace
- Beautifully Presented Throughout
- Recently Re-wired and Re-plumbed and Insulated Throughout
- Close to Belmont and Ballyhackamore Villages, Main Bus Routes and Sydenham Train Station
- Two Well Proportioned Bedrooms and Large Floored Attic Room
- Modern Fully Fitted Kitchen Open to Dining Area
- Separate Living Room
- Bathroom with White Suite
- Enclosed Rear Yard with Exposed Feature Brick Wall
- Gas Fired Central Heating
- New uPVC Double Glazing
- Early Internal Inspection Highly Recommended
- Ideally Suited to Young Professional, First Time Buyer or Investor alike

Accommodation

Ground Floor

Reception Hall

Living Room
12'6" x 9'1"

Dining Room
10'11" x 9'6"

Kitchen
8'7" x 8'2"

First Floor

Bathroom

Bedroom One
13'3" x 9'8"

Bedroom Two
9'7" x 8'6"

Second Floor

Attic Room
11'4" x 12'10"

Outside

Front Forecourt &
Enclosed Rear Yard

For more information
and photographs
regarding the
accommodation in this
property, please visit:
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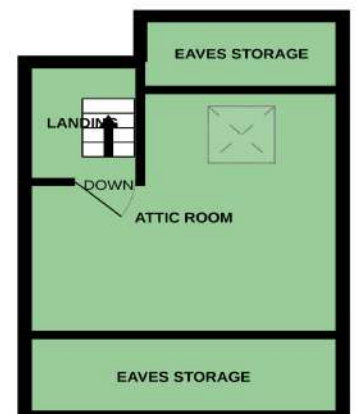
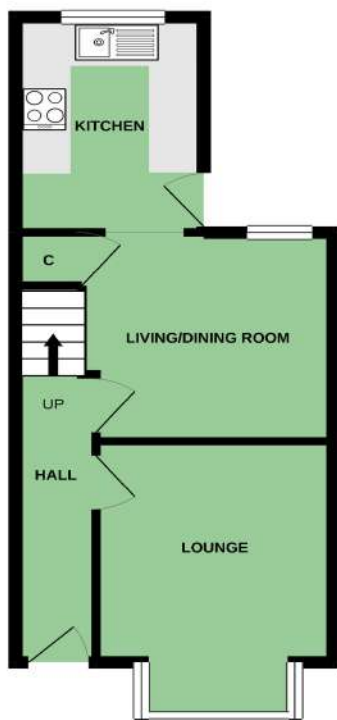
This spacious end terrace property has recently undergone an extensive refurbishment programme ensuring the purchaser will little to do but simply move in. The extremely convenient location is within easy walking distance of Belmont and Ballyhackamore villages and Connswater shopping centre. Of particular appeal to the young professional, first time buyer or investor, there is ease of access to main arterial routes for the city centre. Internally the tasteful use of neutral colour schemes compliments recently installed kitchen, contemporary white bathroom and provides a two bedroom layout, with an additional floored attic room. Properties of this calibre rarely come on the open market offering such convenience and contemporary finish. We therefore recommend internal appraisal at your earliest convenience.



GROUND FLOOR

1ST FLOOR

2ND FLOOR



Directions

Travelling along the Hollywood Road, from the Hollywood Arches, come to the lights at the junction of the Hollywood Road and Belmont Road. Turn left at the lights onto Pims Avenue and Shaw Street is located on your right hand side.



Viewing

By appointment through agent.

Free Valuation

We offer property valuations and financial advice free of charge to all our clients.



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Energy Efficiency Rating

	Current	Potential
Very energy efficient - lower running costs		
(92 - 100) A		
(81 - 91) B		
(69 - 80) C	74	74
(55 - 68) D		
(39 - 54) E		
(21 - 38) F		
(01 - 20) G		
Not energy efficient - higher running costs		



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