



## 6 BARNETTS LODGE

Belfast, BT5 7FS

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*Offers over* **£149,950**



## FIRST FLOOR DUPLEX APARTMENT | 2 | 2 | 1

This well presented first floor duplex apartment is ideally situated within walking distance to King's Square and Cherryvalley with its excellent range of shops and cafes.

## KEY FEATURES

- Modern First Floor Duplex Apartment Located within Striking Distance of both Ballyhackamore and Belmont Villages
- Finished to a High Specification Throughout
- Ease of Access to Belfast City Centre and Belfast City Airport for the Daily Commuter
- Two Double Bedrooms, Main Bedroom with En-Suite Shower Room
- Open Plan Kitchen Living Dining Space with Balcony Ideal for Outdoor Entertaining
- Feature Gas Coal Fireplace
- Kitchen with Excellent Range of High- and Low-Level Units, Casual Breakfast Bar Dining
- Modern Fitted Family Bathroom with White Suite
- Allocated Parking Space with Additional Visitor Parking
- Oil Fired Central Heating and UPVC Double Glazing Throughout
- Management Fee Approx. £200 per quarter
- No Onward Chain
- Ideally Suited to an Investor, First Time Buyer or Young Professional alike
- Early Viewing Highly Recommended



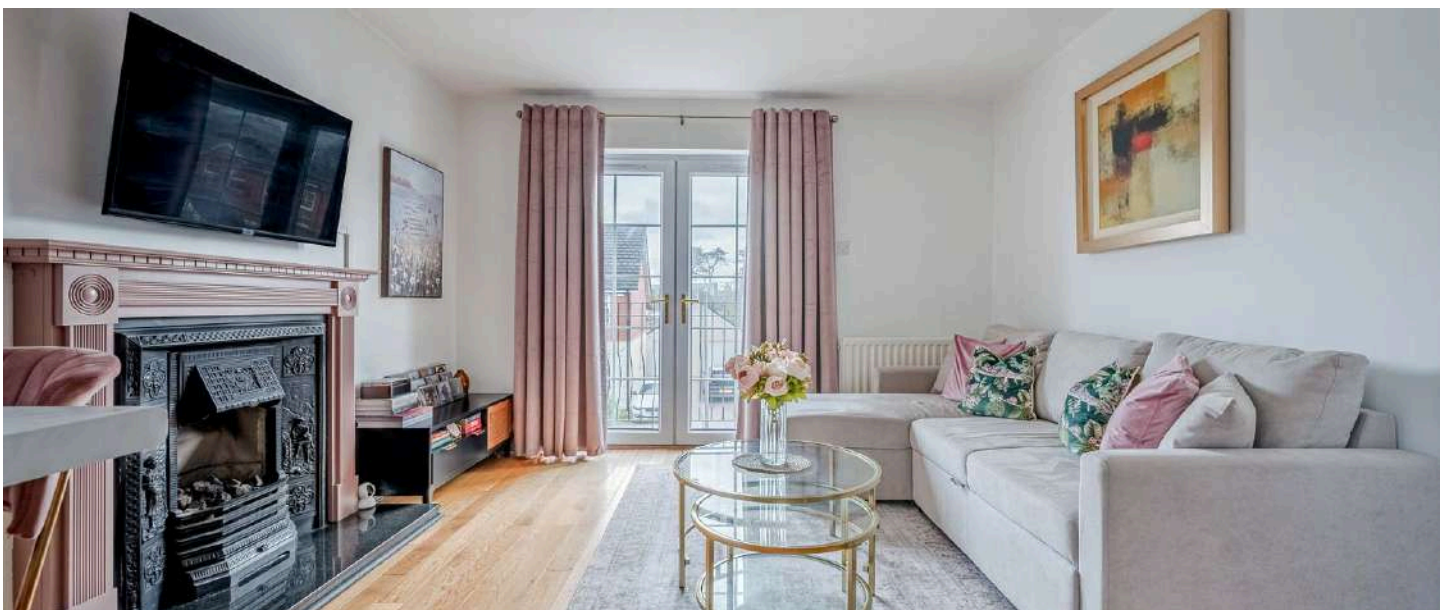
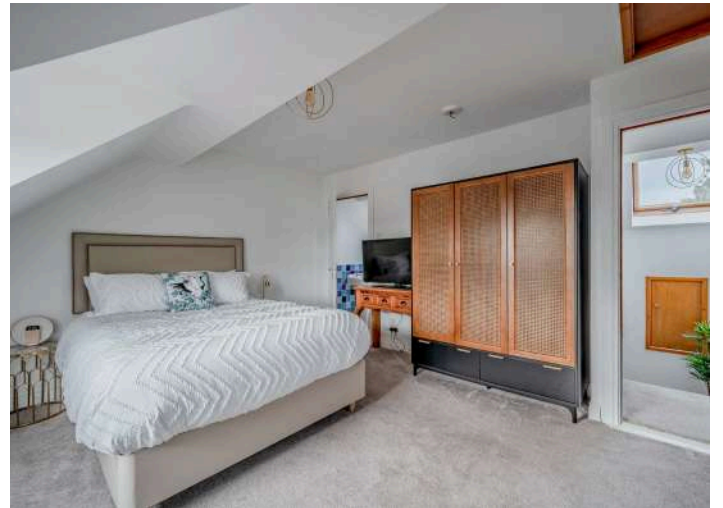
## ROOM DETAILS

### *First Floor*

- Spacious Reception Hall
- Family Bathroom
- Bedroom Two  
11'4" x 8'10"
- Kitchen Open Plan to  
Living/Dining Space  
20'1" x 12'1"

### *Second Floor*

- Landing
- Bedroom One  
14'11" x 13'5"
- En Suite Shower Room



## DIRECTIONS

*Coming up the Kings Road from the Knock Road, turn left in to Barnetts Road. Continue down the road and take the right into Barnetts Court. Barnetts Lodge is located on the left-hand side..*



## THE LOCAL AREA

*East Belfast is a dynamic part of the city, full of beautiful residential areas and a wide variety of amenities that make it a wonderful place to live. Bustling villages, beautiful parks, and fantastic local schools are just a few of the reasons why so many wish to call it home.*



ENERGY EFFICIENCY RATING		
Very energy efficient – lower running costs		
92+	A	
81-91	B	
69-80	C	
55-68	D	
39-54	E	
21-38	F	
1-20	G	
NOT energy efficient – higher running costs		
	CURRENT	POTENTIAL
	73	75

Scan QR Code - for floor plans and to arrange a viewing.



## OUR BRANCHES

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