



 **JOHNMINNIS**
ESTATE AGENTS &
LETTING SPECIALISTS

25 Orangefield Drive | Belfast, BT5 6DN
OFFERS OVER £179,950

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and to Arrange a Viewing**





Offers Over £179,950
Semi-Detached
3 Bedrooms
2 Receptions



Property Features

- Well Appointed Three Bed Semi-Detached Property Located in Orangefield, East Belfast
- Boasting Ease of Access to Belfast City Centre, George Best City Airport and the Bustling Ballyhackamore Village
- Close Proximity to the Connswater Greenway, Ideal for Walking, Cycling, with Access to Play Parks and Local Attractions
- Front Lounge
- Separate Living/Dining Room
- Fitted Kitchen with Range of High- and Low-Level Units and Space for Casual Breakfast Bar Dining
- Three Well Appointed Bedrooms
- Fitted Shower Room with White Suite
- Enclosed Rear Garden with Southerly Aspect
- Driveway with Ample Off-Street Parking Leading to Garage
- Gas Fired Central Heating
- UPVC Double Glazing Throughout
- No Onward Chain
- Competitively Priced, Early Viewing Highly Recommended

Accommodation

Ground Floor

Spacious Reception Hall

Living Room
13'1" x 9'1"

Dining Room
11'2" x 10'3"

Kitchen

First Floor

Landing

Bedroom One
13'1" x 9'6"

Bedroom Two
11'2" x 10'4"

Bedroom Three
10'7" x 8'

Bathroom

Roofspace

Outside

Garage
20'6" x 9'1"

Laundry Room
9'4" x 8'9"

Private Rear Garden

For more information and photographs regarding the accommodation in this property, please visit: johnminnis.co.uk

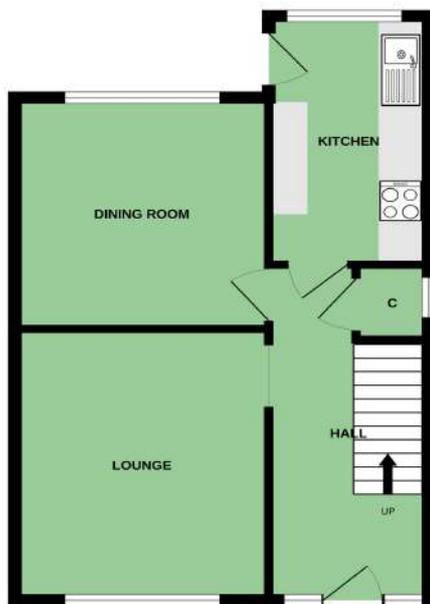


This fantastically appointed three-bedroom semi-detached property situated in the highly sought after Orangefield area of East Belfast has many sought after attributes. The property is located within walking distance to a range of local amenities and some excellent primary and secondary schools, whilst boasting ease of access to Belfast City Centre, George Best City Airport and the bustling Ballyhackamore village.

The property comprises of a spacious entrance hall, front lounge, separate living/dining room, fitted kitchen with casual dining area, enclosed rear garden with southerly aspect, three well-appointed bedrooms, generous additional built-in storage, fitted shower room with white suite and private driveway parking leading to an excellent garage. The property further benefits from UPVC double glazing and gas fired central heating.

Competitively priced and with no onward chain, we are sure this property will gain instant momentum in the current market conditions. We therefore recommend viewing at your earliest convenience.

GROUND FLOOR



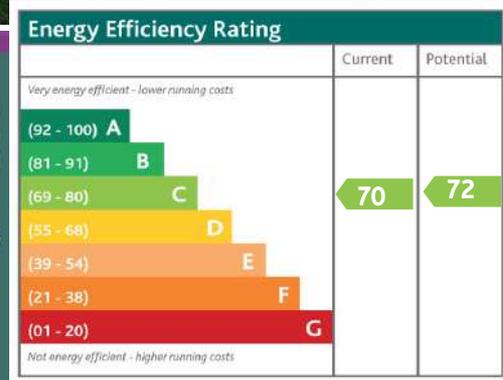
1ST FLOOR



Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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Directions

Coming up Grand Parade, turn right on to Orangefield Lane then take the second left on to Orangefield Avenue. Orangefield Drive is located first on the 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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