

FOR SALE

CAMPBELL & CO
Sales - Lettings - Property Management



39 Glenluce Drive

Knocknagoney, Belfast, County Antrim, BT4 2QN

**Offers In Region Of
£105,000**

Property Features

- Spacious 3-Bed Terrace
- Oil Fired Central Heating
- Modern Bathroom
- Low Maintenance Gardens
- Large Kitchen / Diner
- Parking To Front
- Double Glazed Windows & Doors
- Convenient Access To Belfast City Centre

Full Description

Campbell & Co are delighted to present 39 Glenluce Drive to the market for sale. This spacious 3-bed Mid Terrace property offers spacious accommodation and is well presented.

Internally the property comprises:-

Entrance Porch, lounge, kitchen / diner, rear porch, bathroom and 3 well proportioned bedrooms.

Externally the property has a small front garden laid to lawn and a good size enclosed rear garden laid in concrete paving and brick and an area of wood decking.

The property is conveniently located to Tesco Knocknagoney, Holywood, Bangor and also provides easy access to Belfast City Centre.

ENTRANCE PORCH

LOUNGE

15' 9" x 12' 5" (4.82m x 3.791m) Measurements taken at widest points.

Oak laminate wood flooring.

KITCHEN/DINER

15' 9" x 10' 8" (4.813m x 3.271m) Measurements taken at widest points.

Oak effect fitted kitchen with built in gas hob and electric oven.

Ample dining space and 2 store cupboards.





REAR PORCH

BATHROOM

White bath suite with electric shower over bath. Fully tiled walls and floors.

BEDROOM (1)

10' 6" x 8' 4" (3.210m x 2.554m) Built in wardrobe with neutral decor and laminate wood flooring.

BEDROOM (2)

12' 5" x 8' 8" (3.790m x 2.646m) Neutral Décor

BEDROOM (3)

9' 8" x 6' 11" (2.963m x 2.120m) Measurements taken at widest points.

Laminate wood flooring.



Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C		
55-68	D		55 D
39-54	E	43 E	
21-38	F		
1-20	G		

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TENURE: Leasehold

RATES: £597.60

Agents Note: Whilst every care has been taken to prepare these sales particulars, they are for guidance purposes only. All measurements are approximate are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers are advised to recheck the measurements.

Services Not tested: The mention of any appliances and/or services within these Sales Particulars does not imply they are in full and efficient working order.