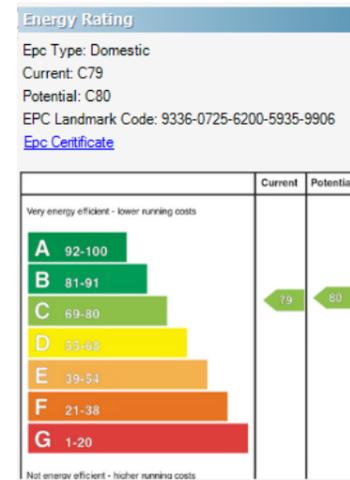




Lisburn Road - 028 90 66 3030
 Ballyhackamore - 028 90 65 0000
 North Down - 028 90 42 4747
 Lisburn - 028 92 66 1700
www.templetonrobinson.com



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A generously sized second floor apartment located within the ever popular Wellington Square development. Ideal for those wanting an easy commute to Belfast City Centre and the local amenities of South and East Belfast, to include prominent schools and shopping facilities such as Forestside.

The accommodation comprises a modern kitchen with a range of integrated appliances and is open plan to a bright and spacious dining/living room which facilitates a relaxed ambience and sense of flow within the property. Furthermore, there are two well proportioned bedrooms and the master bedroom benefits from an ensuite bathroom in addition to the main bathroom. There is ample storage in the apartment in the form of two large walk-in cupboards accessed from the entrance hall. The property is further benefited by gas central heating and double glazed windows.

This property is perfect for first time buyers, investors and those looking to downsize to the easy living of an apartment! Early viewing highly recommended.

Offers Over
£179,950

Apt 17 Forest House,
 72 Beech Heights,
 Belfast,
 BT7 3LQ

Viewing by
 appointment with
 & through agent
 028 9066 3030



The apartment is currently tenanted achieving £850 per month.
NB – Images shown where taken before property was tenanted.

Property Features

- Bright and Spacious, second floor apartment
- Modern Kitchen with integrated appliances
- Open plan kitchen/dining room with dual aspect windows and faux balcony
- Two well proportioned bedrooms, master bedroom ensuite
- Main bathroom with sleek, white suite
- Gas fired central heating and double glazed windows
- Underground, secure car parking
- Beautiful views of the Belfast Hills
- Centrally located to provide easy commuting to local shops and amenities

Location:

Travelling away from the city on Annadale Avenue turn left into Wellington Square.

Property Comprises

Second Floor

Hardwood door to . . .

ENTRANCE HALL: 2 storage cupboards, laminate wood effect floor, intercom, laminate wood effect floor.

KITCHEN: 10' 6" x 7' 8" (3.2m x 2.34m) Laminate wood effect floor, range of high and low level units, four ring gas hob, under oven, extractor hood, integrated fridge freezer, gas boiler, integrated dishwasher, integrated washing machine, 1.5 bowl stainless steel sink unit with mixer tap, part tiled walls, low voltage spotlights. Open plan to . . .

LIVING/DINING: 19' 2" x 12' 5" (5.84m x 3.78m) Laminate wood effect floor, patio doors to faux balcony.

MASTER BEDROOM: 12' 2" x 10' 7" (3.71m x 3.23m) Patio doors, faux balcony.

ENSUITE SHOWER ROOM: Shower cubicle with thermostatic shower unit, low flush wc, pedestal wash hand basin with mixer tap, ceramic tiled floor, part tiled walls.

BEDROOM (2): 15' 8" x 10' 1" (4.78m x 3.07m)

BATHROOM: Panelled bath with mixer tap and telephone hand shower, pedestal wash hand basin with mixer tap, low flush wc, ceramic tiled floor, part tiled walls.

