



21 AIRFIELD HEIGHTS, GLEN ROAD, BELFAST, BT11 8QU



A rare opportunity to purchase this well-appointed semi-detached home uniquely located tucked away in this quiet cul de sac setting that enjoys tremendous doorstep convenience to all the facilities on the nearby Glen Road, including lots of schools, shops, and transport links, as well as an abundance of amenities in Andersonstown, along with state-of-the-art leisure facilities and the Glider service, plus much more!

Beautifully presented, this semi-detached home enjoys a fantastic site, and we have no hesitation in recommending viewing early.

Three good-sized bedrooms, the principal bedroom with a private en-suite shower room, and a white bathroom suite with a separate shower cubicle and decorative tiling complete the first-floor living.

On the ground floor, there is an entrance hall with spotlights and access to a bright and airy living room with an attractive fireplace and double doors to a luxury fitted kitchen open plan to a sizeable dining space with access to a privately enclosed rear garden that benefits from a southerly aspect and has an additional flagged patio with outdoor tap.

Off-road car parking to a detached garage with light and power, as well as gas central heating and Upvc double glazing, all add further to the appeal of this wonderful home.

Viewing is strongly recommended.

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus)	A		
(81-91)	B		
(69-80)	C	69	72
(55-68)	D		
(39-54)	E		
(21-38)	F		
(1-20)	G		
Not energy efficient - higher running costs			
Northern Ireland		EU Directive 2002/91/EC	

OFFERS AROUND £199,950

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Key Features

- Well appointed semi detached home uniquely set tucked away on this generous site within this popular cul de sac location just off the Glen Road.
- Bright and airy living room.
- White bathroom suite with separate shower cubicle.
- Off road carparking / detached garage with light and power.
- Close to lots of schools, shops and transport links as well as an abundance of amenities in Andersonstown along with state-of-the-art leisure facilities.
- Three good sized bedrooms, principal bedroom with private en-suite shower room.
- Double doors to luxury fitted kitchen with sizeable dining area.
- Privately enclosed rear garden with southerly aspect.
- Gas central heating system. Upvc double glazing.
- Viewing strongly recommended.





GROUND FLOOR

Upvc double glazed front door to;

ENTRANCE HALL

Laminated wood effect floor, spotlights.

LIVING ROOM

15'7 x 13'10

Laminated wood effect floor, attractive fireplace, corning, centre rose, storage cupboard, feature double doors to;

LUXURY KITCHEN / DINING AREA

17'7 x 10'8

Excellent range of high and low level units, single drainer sink unit, built-in hob and underoven, extractor fan, laminated wood effect floor, open plan to dining space, spotlights, Upvc double glazed sliding patio door to garden.

FIRST FLOOR

LANDING

Shelved storage.

PRINCIPAL BEDROOM

11'9 x 10'7

Wooden effect strip floor.

ENSUITE SHOWER ROOM

Shower cubicle, thermostatically controlled shower unit, low flush w.c, wash hand basin and vanity unit, chrome effect sanitary ware, extractor fan, beautifully partially tiled walls, tiled floor.

BEDROOM 2

10'8 x 10'7

Laminated wood effect floor, built-in robes.

BEDROOM 3

7'6 x 6'0

Laminated wood effect floor.

WHITE BATHROOM SUITE

Bath, telephone hand shower, separate shower cubicle, shower unit, low flush w.c, pedestal wash hand basin, chrome effect sanitary ware, partially tiled walls, extractor fan.

OUTSIDE

Privately enclosed rear garden, additional flagged garden, outdoor tap, off road carparking to;

DETACHED GARAGE

18'8 x 9'2

Up and over door, light and power.

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Questions you may have.

Which mortgage would suit me best?
How much deposit will I need?
What are my monthly repayments going to be?

To answer these and other mortgage related questions contact Andersonstown on .

Your home may be repossessed if you do not keep up repayments on your mortgage.

We DO NOT charge for initial mortgage consultations. We may charge a fee on completion depending on circumstances. Our typical fee is £250, however, please confirm with Mortgage Consultant at time of appointment. 17911176

Please note that we have not tested the services or systems in this property. Purchasers should make/commission their own inspections if they feel it is necessary.

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