



21 FINGALS COURT, FALLS ROAD, BELFAST, BT13 2DP



This is a superb opportunity to purchase this competitively priced mid-terrace home that enjoys tremendous doorstep convenience along with a short walk to the city centre with its many shops and services and the wider Motorway network on its doorstep, as well as accessibility to excellent transport links, including the Glider service. Two bedrooms. Living room. The kitchen is open-plan to the dining area. White bathroom suite on the first floor. Chain-free. Privately enclosed, good-sized rear garden. Viewing 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 | |

ASKING PRICE £91,500

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Key Features

- Offered for sale chain-free, this mid-terrace home enjoys tremendous doorstep convenience close to the city centre!
- Two bedrooms.
- Kitchen open plan to dining space.
- Close to schools, shops and all of Belfast's Hospitals.
- Ease of access to excellent transport links along with the Glider service and wider motorway network.
- Bright and airy living room.
- Upvc double glazing / Gas heating.
- Popular location and we have no hesitation in recommending viewing.





GROUND FLOOR

Upvc double glazed front door to entrance porch, inner door to;

LIVING ROOM

14'7 10'0

KITCHEN / DINING

14'6 11'0

Range of high and low level units, single drainer stainless steel 1 1/2 bowl sink unit, open plan to dining area;

FIRST FLOOR

BEDROOM 1

14'6 9'1

BEDROOM 2

10'3 7'0

WHITE BATHROOM SUITE

Bath, shower unit, low flush W.C., pedestal wash hand basin;

OUTSIDE

Enclosed rear garden.

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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 Gareth 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. 17992106

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.

ULSTERPROPERTYSALES.CO.UK

ANDERSONSTOWN
028 9060 5200

BALLYHACKAMORE
028 9047 1515

BALLYMENA
028 2565 7700

BALLYNAHINCH
028 9756 1155

BANGOR
028 9127 1185

CARRICKFERGUS
028 9336 5986

CAUSEWAY COAST
0800 644 4432

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028 9072 9270

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028 9064 1264

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028 9181 1444

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