



13 NORFOLK GROVE, GLEN ROAD, BELFAST, BT11 8EW

Ideally placed within this preferred and peaceful cul-de-sac location just off the established and highly sought-after Glen Road in proximity to lots of nearby amenities, including schools, shops, and transport links, along with the Glider service, wider motorway network, and arterial routes, to name a few!

Offered for sale chain-free and enjoying an open aspect to the front, this spacious semi-detached home, which extends to around an impressive 1015 sq ft, is a star buy, and the well-appointed accommodation is briefly outlined below.

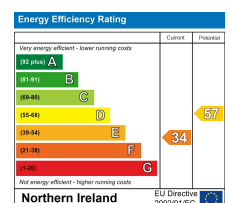
Three bedrooms and a white bathroom suite at first-floor level; there are also stairs from the landing leading to a developed roof space.

On the ground floor, there is a spacious and welcoming entrance hall and two separate reception rooms as well as a fitted kitchen.

Other qualities include oil-fired central heating and mostly double-glazed as well as off-road car parking and a detached garage that has light and power.

There is an excellent selection of schools nearby, and the city centre is within easy reach, as well as the Kennedy Centre with its many stores and services, including Sainsbury's, and within easy reach of Lidl and Asda, plus much more!

Early viewing is strongly recommended for this beautiful family home that enjoys this settled and much-desired location.



OFFERS AROUND £214,950

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Key Features

- Spacious semi detached home extending to an impressive 1015 sq ft.
- Spacious entrance hall, two reception rooms and fitted kitchen at ground floor level.
- Mostly double glazed.
- Excellent selection of schools nearby.
- Beautiful family home that enjoys this settled and much desired location.
- Three bedrooms and white bathroom suite at first floor level with stairs from landing to developed roofspace.
- Oil fired central heating system.
- Off road carparking and detached garage with light and power.
- Close to an abundance of amenities including the Kennedy Centre, Sainsburys, Lidl and Asda.
- Early viewing is strongly recommended.



UPS



GROUND FLOOR

Hardwood glass panelled front door to;

SPACIOUS ENTRANCE HALL

Laminated wood effect floor, cornicing, storage understairs.

LOUNGE

11'0 x 10'2

Laminated wood effect floor, cornicing.

LIVING ROOM

9'7 x 12'9

Cornicing.

KITCHEN

7'7 x 9'7

Range of high and low level units, single drainer stainless steel sink unit, plumbed for washing machine, tiled walls and floor, Upvc double glazed back door.

FIRST FLOOR

BEDROOM 1

9'7 x 12'0

BEDROOM 2

9'7 x 10'11

Built-in robes.

BEDROOM 3

7'7 x 8'8

Built-in robes.

WHITE BATHROOM SUITE

Bath, electric shower unit, low flush w.c, pedestal wash hand basin, chrome effect sanitary ware, tiled walls and floor.

LANDING

Stairs to;

DEVELOPED ROOFSpace

18'0 x 11'2

Storage into eaves.

OUTSIDE

Well maintained and presented, low maintenance, flagged rear garden, well maintained front garden, wall, pillars and gates, off road carparking.

DETACHED GARAGE

9'9 x 17'0

Up and over door, pedestrian 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 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. 18283122

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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