



57 BINGNIAN DRIVE, ANDERSONSTOWN, BELFAST, BT11 8JB

An attractive red-brick mid-terrace home that is in need of refurbishment and is offered for sale chain-free. The property benefits from tremendous doorstep convenience to include accessibility to lots of nearby schools, shops and transport links, which includes the Glider service and an abundance of amenities in Andersonstown, including state-of-the-art leisure facilities, cafes, restaurants and much more!

Three bedrooms and a bathroom suite with a separate w.c. complete the first floor.

On the ground floor there is a good-sized living room and a kitchen/dining area.

Other qualities include gas-fired central heating and UPVC double glazing together with off-road car parking and an enclosed rear garden.

A superb opportunity to purchase a home with so much potential coupled with this fantastic location in the heart of Andersonstown.

Viewing highly recommended.

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(44 plus) A		
(61-81) B		
(81-101) C		
(101-120) D		
(120-140) E		
(140-160) F		
(160-180) G		
Not energy efficient - higher running costs		
Northern Ireland		
EU Directive 2002/91/EC		

OFFERS AROUND £154,950

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Key Features

- Attractive red-brick mid-terrace home with off-road car parking and an enclosed rear garden.
- Good-sized living room.
- Gas central heating / Upvc double glazing.
- Close to lots of local schools, shops and transport links along with the Glider service.
- Superb Andersonstown location enjoying tremendous doorstep convenience.
- Three bedrooms.
- Kitchen / dining area.
- Chain free.
- Proximity to an abundance of amenities in Andersonstown, including state-of-the-art leisure facilities.
- Sold as seen and early viewing advised.





GROUND FLOOR

Upvc double glazed front door to;

ENTRANCE HALL

To;

LIVING ROOM

19'4 x 10'6

KITCHEN / DINING AREA

12'5 x 12'0

Range of high and low level units, single drainer stainless steel sink unit, open plan to dining space, Upvc double glazed back door.

FIRST FLOOR

BEDROOM 1

12'9 x 12'1

Built-in robes.

BEDROOM 2

12'5 x 6'8

BEDROOM 3

11'7 x 8'6

WHITE BATHROOM SUITE

Bath, wash hand basin.

LANDING

SEPARATE W.C

Low flush w.c.

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 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. 18328319

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

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BALLYNAHINCH
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BANGOR
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