



ULSTER PROPERTY SALES

UPS

ANDERSONSTOWN BRANCH

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NETWORK STRENGTH - LOCAL KNOWLEDGE



47 NORFOLK DRIVE

Glen Road BT11 8AF

- Attractive red-brick period home ideally placed in this highly sought-after residential cul-de-sac location that is in very high demand.
- Three good-sized bedrooms, a principal bedroom with a bay window.
- Two separate reception rooms.
- Extended kitchen.
- White bathroom suite on the first floor.
- Oil fired central heating / Upvc double glazing.
- Good-sized enclosed mature rear garden.
- Chain free.
- Close to lots of schools, shops and transport links, along with the Glider service and arterial routes.

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(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 £169,950

47 Norfolk Drive

, Glen Road, BT11 8AF



GROUND FLOOR

Front door to spacious entrance hall;

LIVING ROOM

13'10 12'2 (4.22m 3.71m)

LOUNGE

18'8 11'4 (5.69m 3.45m)

Open plan to dining area;

KITCHEN

11'9 8'5 (3.58m 2.57m)

Range of high and low level units, single drainer stainless steel 1 1/2 bowl sink unit;

FIRST FLOOR

BEDROOM 1

13'4 11'10 (4.06m 3.61m)

BEDROOM 2

11'3 11'10 (3.43m 3.61m)

BEDROOM 3

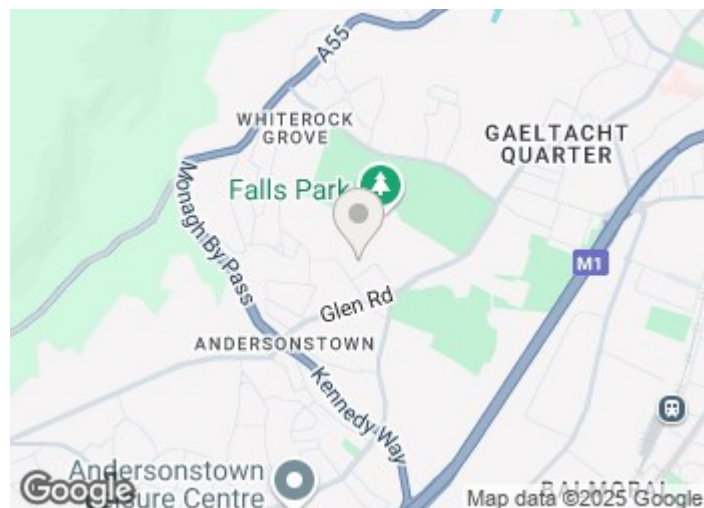
7'2 6'1 (2.18m 1.85m)

WHITE BATHROOM SUITE

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

OUTSIDE

Off-road car parking. Good-sized, enclosed, mature rear garden.



Directions



Floor Plan

These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property.

