



## 63 GLENVEAGH DRIVE, LENADOON, BELFAST, ANTRIM, BT11 9QA



An extraordinary opportunity to purchase this larger end of terrace home that is superbly located tucked away in this quiet and highly established residential cul-de-sac location that enjoys a bright southerly position and is offered for sale chain free, as well as being within close proximity to lots of schools, shops and transport links, along with proximity to the Glen and Andersonstown Roads, including excellent transport links that include the Glider service. The property is also close to Colin Glen, Ireland's leading adventure park, and is close to state-of-the-art leisure facilities and much more.

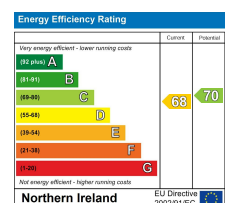
The home has been recently upgraded and enjoys a sizeable living space of around 1000 sq ft and is sure to appeal to many; the well-appointed accommodation is briefly outlined below.

Three good-sized bedrooms and a white bathroom suite that has a separate shower cubicle complete the first floor.

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

Other qualities include gas-fired central heating and UPVC double glazing, as well as an enclosed rear garden that enjoys a bright southerly position providing the perfect entertainment space.

A beautiful home is ready for the lucky new owners to simply add their furniture, and we strongly recommend viewing to avoid disappointment!



# OFFERS AROUND £154,950



## Key Features

- An extraordinary upgraded, sizeable end-of-terrace home superbly placed, tucked away in this extremely desirable and convenient cul-de-sac setting.
- Three good-sized bedrooms.
- Upgraded fitted kitchen which has access to the separate dining room.
- Gas-fired central heating / uPVC double glazing.
- Close to lots of schools, shops and transport links, along with the Glider service and an abundance of amenities in Andersonstown, including state-of-the-art leisure facilities.
- Offered for sale chain-free, it benefits from this bright southerly position with well-appointed accommodation throughout.
- Two separate reception rooms, including a bright and airy living room.
- White bathroom suite on the first floor with a separate shower cubicle.
- Privately enclosed, low-maintenance, well-maintained rear garden with a bright southerly aspect providing a perfect entertainment space.
- Colin Glen, Ireland's leading adventure park, is close by, as are beautiful parklands and arterial routes, including the motorway network and both Belfast and Lisburn - Viewing highly advised!





## GROUND FLOOR

Upvc double glazed front door  
spacious and welcoming entrance  
hall, tiled floor;

## LIVING ROOM

14'4 9'10  
Wooden effect stripped floor,  
double doors to;

## SEPARATE DINING ROOM

10'8 8'8  
Wooden effect stripped floor, Upvc  
double glazed back door;

## UP-GRADED KITCHEN

11'3 9'5  
Range of high and low level units,  
single drainer stainless steel sink  
unit, plumbed for washing  
machine;

## FIRST FLOOR

### BEDROOM 1

11'6 10'6  
Laminated wood effect floor, built-  
in robes;

### BEDROOM 2

11'6 10'6  
Laminated wood effect floor;

### BEDROOM 3

10'2 6'1

## WHITE BATHROOM SUITE

Bath, separate shower cubicle, low-  
flush W.C., pedestal wash hand  
basin, chrome effect sanitary ware,  
chrome effect towel warmer, tiled  
walls and floor, storage cupboard  
housing gas boiler;

## OUTSIDE

Privately enclosed well-maintained,  
low-maintenance rear garden  
benefiting from a bright southerly  
aspect.



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UPS



UPS





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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. 18365345**

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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