

Apt 12 Chichester Manor

Chichester Park North, Belfast, BT15 5DR

**Offers In The Region Of
£160,000**

Stunning Modern Constructed Duplex Apartment Within A Gated Development

Holding a prime site within this highly regarded and much admired gated residential development this spacious duplex apartment will have immediate appeal. With own door access the spacious interior comprises entrance hall with mezzanine level, 2 bedrooms, spacious full width lounge into bay, separate modern fitted kitchen incorporating built-in oven and hob with dining area and classic white bathroom with separate shower cubicle. The dwelling further offers upvc double glazed windows, gas central heating, furnished cloakroom, extensive use of wooden and ceramic floor coverings and affords panoramic views over Belfast's Cavehill. Secure car parking and a most convenient location with excellent transport links and local shopping all within walking distance makes this an opportunity not to be missed. Immediate inspection highly recommended.

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	76	78
EU Directive 2002/91/EC		

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- Modern Constructed Duplex Apartment
- Modern White Bathroom
- Gas Central Heating
- Furnished Cloakroom
- 2 Bedrooms Lounge Into Bay
- Dining Area
- Gated Development
- Excellent Fitted Kitchen
- Upvc Double Glazed Windows
- Highly Regarded Location

Entrance Hall

Entrance door, open tread pine staircase.

First Floor

Landing

Lobby

Ceramic tiled floor,

Furnished Cloakroom

White suite comprising low flush wc, pedestal wash hand basin, ceramic tiled floor, panelled radiator.

Kitchen

14'6" x 8'3" (4.44 x 2.53)

Single drainer stainless steel sink

unit, extensive range of high and low level units, formica worktops, built-in oven and hob, stainless steel canopy extractor fan, larder fridge/freezer space, plumbed for washing machine, plumbed for a dishwasher, partly tiled walls, ceramic tiled floor, panelled radiator.

Dining Area

Ceramic tiled floor

Lounge Into Bay

19'1" x 15'11" (5.84 x 4.87)

Wood strip floor, panelled radiator.

Second Floor

Landing, storage cupboard.

Bedroom

15'1" x 8'6" (4.60 x 2.60)

Panelled radiator.

Bedroom

11'11" x 10'7" (3.65 x 3.25)

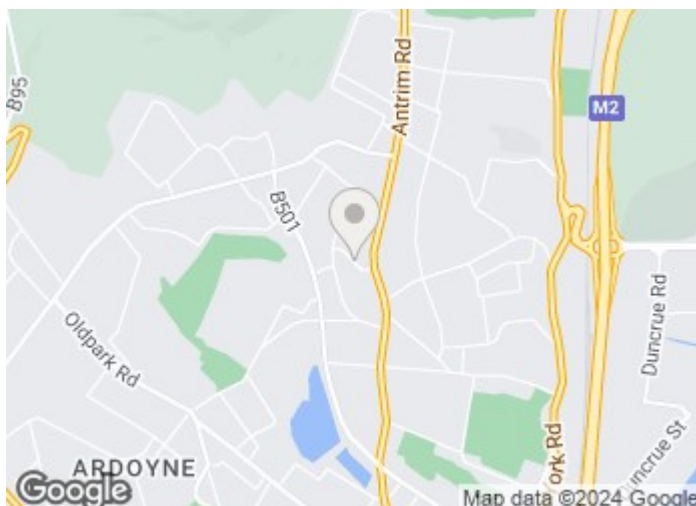
Panelled radiator.

Bathroom

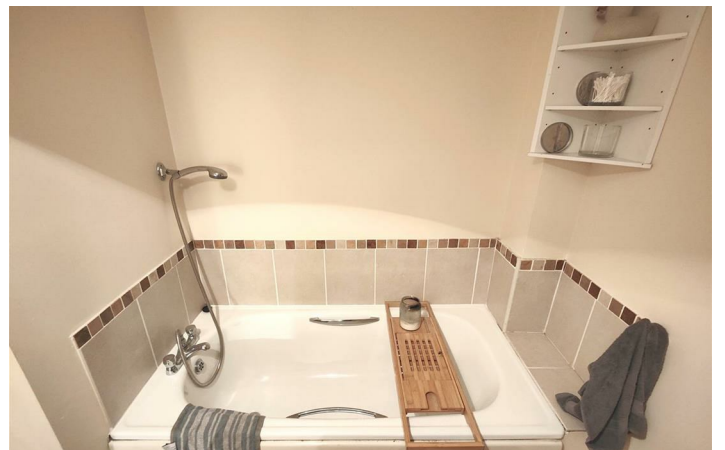
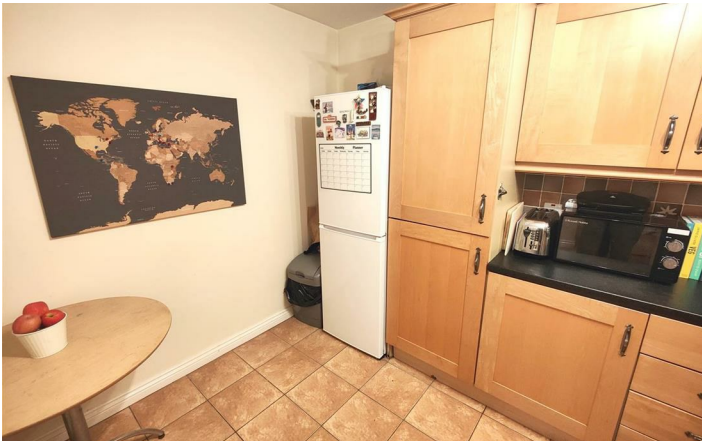
Classic white suite comprising panelled bath, telephone hand shower, pedestal wash hand basin, low flush wc, thermostatically controlled shower, partly tiled walls, ceramic tiled floor, panelled radiator.

Outside

Communal grounds, carparking, gated entrance.



Directions



Floor Plan

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