



57 Premier Drive , Belfast, BT15 3LY

**Offers In The Region Of
£99,950**

A Fabulous Extended Period Town Terrace Holding A Prime Position Within This Highly Desirable Location.

A luxurious extended red brick town house offering spacious and flexible accommodation ideally suited to the demanding lifestyle of the first time buyer or professional couple. The superbly presented accommodation comprises 2 bedrooms, 1+ reception rooms with extended lounge with patio doors to garden, luxury fitted kitchen incorporating built-in oven and hob and classic white bathroom suite. The property further benefits from uPvc double glazed windows, oil fired central heating, extensive range of built-in robes to bedroom one, Pvc fascia and eaves, replacement rain water goods and has undergone a programme of improvement works over the years creating a beautiful home throughout.

Superbly presented and extended offering stylish and hassle free living - viewing is 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	EU Directive 2002/91/EC	

57 Premier Drive

, Belfast, BT15 3LY



- Extended Red Brick Town Terrace
- Oil Fired Central Heating
- Hard Landscaped Gardens
- 2 Bedrooms Extended Lounge
- Upvc Double Glazed Windows
- Pvc Facia And Eves.
- Dining Area With Patio Doors
- Classic White Bathroom

Entrance Hall

Upvc double glazed entrance door.

Extended Lounge

21'3" x 9'10" (6.50 x 3.02)

Panelled radiator

Dining Area

Double glazed sliding patio doors to garden.

Kitchen

13'7" x 10'3" (4.15 x 3.14)

Bowl and a half single drainer

white sink unit, extensive range of

high and low level units, formica

worktop, built-in under oven and

ceramic hob, stainless steel

canopy extractor fan, plumbed for **Bathroom**

a washing machine, fridge/freezer

space, breakfast bar, partly tiled

walls, ceramic tiled floor panelled

radiator, Upvc double glazed rear

door

Modern white suite comprising

panelled bath, shower screen

electric shower, pedestal wash

hand basin, low flush wc, fully

tiled walls, ceramic tiled floor,

panelled radiator.

First Floor

Bedroom

13'7" x 9'10" (4.15 x 3.01)

Full range of built-in wardrobes,

wood laminate floor, 2 panelled

radiators

Bedroom

7'11" x 7'2" (2.42 x 2.20)

Built-in storage, hot-press, wood

laminate floor, panelled radiator.

Outside

Hard landscaped gardens front

and extensive rear in patio areas,

boiler house, oil fired central

heating boiler, oil tank. Outside

tap and light.



Directions



