



## 675 Antrim Road , Belfast, BT15 4EG

**Offers In The Region Of  
£374,950**

Charming Period Semi Detached Residence Holding A Private Mature Site Set With Delightful Views.

Holding a magnificent private site affording views of the Cavehill and across to Belfast Lough this charming period semi detached villa exudes all that was good of its era. The beautifully presented interior comprises 4 bedrooms, 2 reception rooms, impressive entrance hall with 3/4 panelled walls, contemporary kitchen with informal dining area and upvc patio doors to rear and fully tiled bathroom. The dwelling further offers upvc double glazed windows, pvc fascia and eaves and new rainwater goods, downstairs furnished cloakroom and gas fired central heating. A timber garage, private mature gardens with delightful aspect and feature raised decking combines with leading schools, public transport, excellent shopping, Cavehill Tennis Club and the Cavehill Country Park all within walking distance to create the perfect family home.

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) <b>A</b>		
(81-91) <b>B</b>		
(69-80) <b>C</b>		
(55-68) <b>D</b>	56	60
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
Not energy efficient - higher running costs		
Northern Ireland		EU Directive 2002/91/EC



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, Belfast, BT15 4EG



- Charming Period Semi Detached Residence
- Fully Tiled Family Bathroom Suite
- Pvc Facia And Eaves
- 4 Bedrooms 2 Reception Rooms
- Downstairs Furnished Cloakroom
- Gas Central Heating
- Contemporary Fitted Kitchen With Dining
- Upvc Double Glazed Windows
- Private Mature Gardens

**Entrance Hall**

15'10" x 10'9" (4.85 x 3.29)  
Original entrance door, under stair storage, 3/4 panelled walls, wood strip flooring, double panelled radiator.

**Furnished Cloakroom**

White suite comprising vanity unit, low flush wc, wood strip flooring.

**Lounge**

17'1" x 11'10" into bay (5.21 x 3.62 into bay)  
Wood strip flooring, fireplace with mahogany surround, picture rail, double panelled radiator

**Dining Room**

14'2" x 11'10" (4.32 x 3.63)  
Wood strip flooring, picture rail, fireplace with mahogany surround, double panelled radiator.

**Kitchen**

19'9" x 10'9" (6.03 x 3.29)  
Single drainer stainless steel sink unit,

excellent range of high and low level units, formica worktops, built-in under oven and gas hob, stainless steel extractor fan, plumbed for washing machine and dishwasher, fridge freezer space, partly tiled walls, wood laminate floor, recessed lighting, 2 double panelled radiators, double glazed patio style doors to rear.

**First Floor**

Access to roofspace, feature leaded light window, picture rail, panelled radiator.

**Roofspace Storage**

14'1" x 12'3" (4.30 x 3.75)  
Slingsby style ladder, velux style window.

**Bedroom**

10'10" x 10'6" (3.32 x 3.21)  
Picture rail, panelled radiator.

**Bedroom**

14'0" x 12'5" (4.28 x 3.79)  
Picture rail, panelled radiator.

**Bedroom**

14'1" x 12'2" (4.31 x 3.72)  
Picture rail, double panelled radiator.

**Bedroom**

11'0" x 10'0" (3.37 x 3.06)  
Picture rail, panelled radiator.

**Bathroom**

White suite comprising panelled bath, pedestal wash hand basin, low flush wc, shower cubicle, thermostatically controlled shower unit, panelled radiator, partially tiled walls, recessed lighting, ceramic tiled floor.

**Timber Garage**

19'6" x 10'5" (5.95 x 3.19)  
Timber garage with stable style doors.

**Outside**

Extensive mature gardens front side and rear in lawns and mature hedging, feature raised timber decking, vertical panel fencing, outside light and tap, right of way to garage.



**Directions**







Floor Plan

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Ground Floor

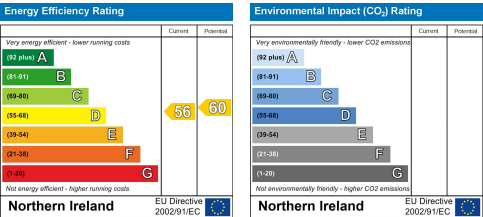


First Floor

Total Area: 139.0 m² ... 1496 ft²

All measurements are approximate and for display purposes only

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.



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