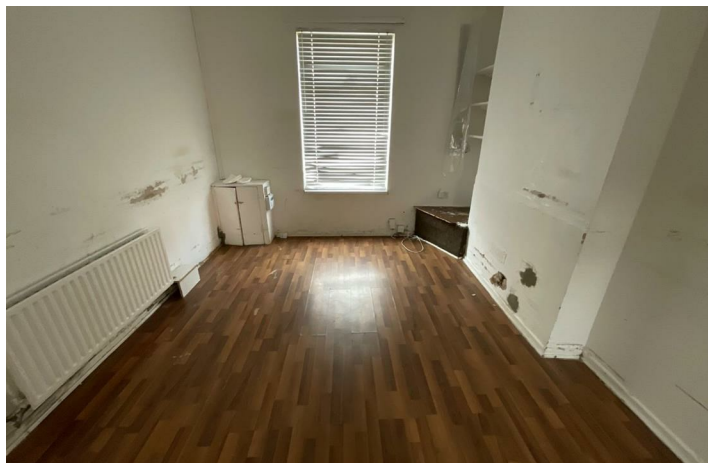
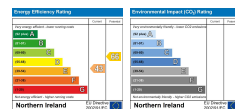




6 Eccles Street
 Belfast, BT13 3GS

Offers in the region of
 £85,000



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, Belfast, BT13 3GS

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A sizeable family home laid out over three floors which has obvious investment potential.

Internally the dwelling comprises a vestibule entrance, hallway, open plan reception with dining space, fitted kitchen, classic white four piece bathroom suite and four well proportioned bedrooms laid out over the first and second floors. Outside there is an enclosed yard to the rear.

The property further benefits from oil fired central heating and uPVC double glazing.

Eccles Street is conveniently located between the ever-popular Crumlin and Shankill Road's and is close to many leading shops and amenities including Lidl, Iceland and a wealth of independent retailers. It also shares excellent transport links with Belfast City Centre.

Contact Rea Estates NOW for further details or to arrange an appointment to view.

Ground Floor

Vestibule Entrance

Hardwood front door, tiled flooring, wooden internal door with panelled glass leading to:

Hallway

Wood laminate flooring, double panelled radiator, stairs leading to first floor

Living Room

Dual aspect windows allowing for plenty of natural light, under stair cloakroom, enclosed electricity meter, wood laminate flooring, double panelled radiator, single panelled radiator, ample dining space

Kitchen 14'6" x 7'8" (4.44m x 2.34m)

Fitted kitchen with both high and low level units, tiled splash backs and contrasting worktops, breakfast bar area, stainless steel sink and drainer with mixer taps, integrated oven and hob with extractor hood, plumbed for a washing machine, panelled radiator, tiled flooring, access to rear yard

First Floor

Landing

Enclosed hot press with additional storage, panelled radiator, stairs leading to first floor

Bathroom

Classic white bathroom suite including low flush WC, pedestal wash hand basin, panelled bath and free standing electric shower, panelled radiator, tile effect laminate flooring

Bedroom 1 9'11" x 14'9" (3.04m x 4.50m)

Double panelled radiator

Bedroom 2 10'9" x 9'5" (3.29m x 2.88m)

Double panelled radiator

Second Floor

Bedroom 3 9'10"im x 14'9" (3.0im x 4.51m)

Velux window, double panelled radiator

Bedroom 4 10'10" x 9'4" (3.32m x 2.86m)

Velux window, panelled radiator

Outside

Enclosed rear yard with access to rear entry



Road Map



Hybrid Map



Terrain Map



Floor Plan

VIEWING STRICTLY BY APPOINTMENT WITH OUR OFFICE

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 firm's employment has the authority to make or give any representation or warranty in respect of the property.