



2 Somerton Close, Belfast

Offers In The Region Of £144,950

Magnificent Ground Floor Self Contained Apartment with Own Door Entrance in Most Sought After Residential Location

Holding a mature site within this highly desirable residential location this magnificent ground floor modern built apartment will have immediate appeal. The generously proportioned interior comprises entrance hall, lounge with feature corner windows, separate fitted kitchen, Indian Ivory bathroom suite and 2 bedrooms. The dwelling further offers gas central heating, double glazed windows, patio doors to garden and has been maintained and presented to the highest standard in past years. A driveway and mature gardens combines with a tree lined setting and a most convenient location with Churchs, local shopping and Public Transport and easy access to the City all close by.

Internal inspection highly recommended.



Entrance Hall

Own door entrance, mahogany entrance door.

Lounge 4.58 x 5.91 (15'0" x 19'5")

Corner window, attractive hardwood fireplace, 2 panelled radiators.



Kitchen 2.85 x 3.38 (9'4" x 11'1")

Single drainer stainless steel sink unit, extensive range of high and low level units, formica worktops, cooker space, plumbed for washing machine, tumble dryer space, gas boiler, panelled radiator, fridge/freezer housing, panelled radiator, partly tiled walls.



Bathroom

Indian Ivory suite comprising panelled bath, telephone hand shower, pedestal wash hand basin, low flush wc, partly tiled walls, ceramic tiled floor, panelled radiator, hot press / copper cylinder.



Bedroom 2.27 x 3.43 (7'5" x 11'3")

Panelled radiator, patio doors.



Bedroom 3.56 x 3.62 (11'8" x 11'11")
 Panelled radiator.



Outside
 Driveway, extensive rear patio area, outside light and tap.



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.

14th August 2018 REF: 89070