



## 25 Northwood Drive , Belfast, BT15 3QP

**Offers In The Region Of  
£87,950**

Ideal Investment Opportunity Or Excellent Starter Home

Holding a superb cul de sac position this attractive red brick mid terrace offers the ideal investment opportunity or excellent starter home. The interior comprises 2 bedrooms with fixed staircase to superb roof space, lounge into bay, fitted kitchen and bathroom in coloured suite. The dwelling further offers oil fired central heating, uPvc double glazed windows and has benefited from an Environmental Enveloping Scheme with replacement roof in past years.

Hard landscaped front garden and enclosed yard combines with the most convenient location to make this an opportunity not to be missed.

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus)	A		
(81-91)	B		
(69-80)	C		72
(55-68)	D		
(39-54)	E	44	
(21-38)	F		
(1-20)	G		
Not energy efficient - higher running costs			
Northern Ireland		EU Directive 2002/91/EC	

# 25 Northwood Drive

, Belfast, BT15 3QP



- Enveloped Period Mid Terrace
- Lounge Into Bay
- Cul de Sac Position
- 2 Bedrooms
- Coloured Bathroom Suite
- Most Convenient Location
- Superb Roof Space
- Oil Fired Central Heating

## Entrance Hall

Panelled radiator, wood laminate floor.

## Lounge

11'0" x 13'0" (3.36 x 3.98)

Into bay, wood laminate floor, double panelled radiator.

## Kitchen

13'10" x 8'9" (4.22 x 2.67)

Single drainer stainless steel sink unit, extensive range of high and low level units, formica worktops, built-under oven and hob, extractor fan, plumbed for washing machine,

fridge/ freezer space, partly tiled walls, wood laminate floor, panelled radiator.

## First Floor

Landing

## Bathroom

Coloured suite comprising panelled bath, shower screen, electric shower, pedestal wash hand basin, low flush wc, fully tiled walls, panelled radiator.

## Bedroom

8'7" x 8'3" (2.64 x 2.54)

Panelled radiator.

## Bedroom

10'9" x 11'8" (3.30 x 3.58)

Panelled radiator.

## Roof Space

11'9" x 8'10" (3.59 x 2.71)

Fixed staircase, under eaves storage, Velux roof light.

## Outside

Hard landscaped rear garden, enclosed rear yard, boiler house, oil tank.



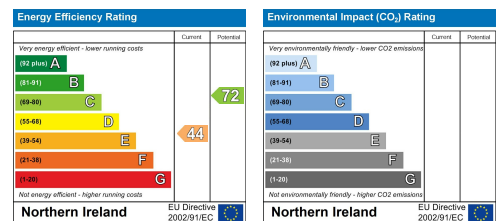
## Directions





# Floor Plan

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