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NETWORK STRENGTH – LOCAL KNOWLEDGE

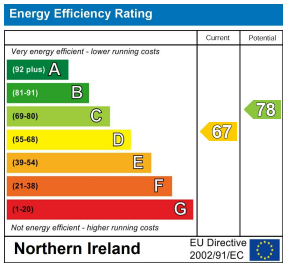
36 Willowbank Gardens

, Belfast, BT15 5AH

Asking Price £145,000

Red Brick Period Town Terrace Requiring Improvements Situated Within This Ever Popular Location.

A red brick period town terrace holding a prime position within this highly regarded and sought after location just off the Antrim Road. The interior comprises 4 bedrooms, through lounge, kitchen and white bathroom suite. While requiring obvious improvements the dwelling offers gas fired central heating, partly uPvc double glazed windows and exposed timber and wood laminate floor coverings. Superbly positioned to leading schools, Queen Mary Gardens, public transport and the excellent local shopping to be found on the Antrim Road and Cavehill Road this is an ideal opportunity for the investor or DIY enthusiast capable of maximising the family sized accommodation on offer - Early Viewing is highly recommended.



36 Willowbank Gardens

, Belfast, BT15 5AH

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- Substantial Period Town Terrace
- 4 Bedrooms Through Lounge
- Fitted Kitchen
- Classic White Bathroom Suite
- Partly Upvc Double Glazed Windows
- Gas Central Heating
- Requiring Improvements
- Most Sought After And Convenient Location
- Moments From Queen Mary Gardens

Entrance Porch
Hardwood entrance door, exposed timber floor.

Open Plan Entrance Hall
Glazed vestibule door, exposed timber floor, cornice ceiling, double panelled radiator.

Through Lounge into Bay
25'1" x 13'5" (7.67 x 4.11)
Exposed timber floor, period marble fireplace with tiled inset, double patio doors, two double panelled radiators.

Kitchen
11'1" x 6'11" (3.40 x 2.13)
Bowl and a half single drainer composite sink unit, range of high and low level units, formica worktops, cooker space, extractor fan, fridge/freezer space, plumbed for washing machine, partly tiled walls, panelled radiator.

First Floor
Landing.

Bathroom
Classic white suite comprising shower cubicle, thermostatically controlled handset shower, pedestal wash hand basin, low flush wc, quarter panelled walls, double panelled radiator, built-in cupboard, wall mounted gas boiler.

Bedroom
10'9" x 7'6" (3.30 x 2.29)
Wood laminate floor, double panelled radiator.

Bedroom into Bay
14'0" x 13'5" (4.27 x 4.11)
Exposed timber floor, period marble fireplace, double panelled radiator.

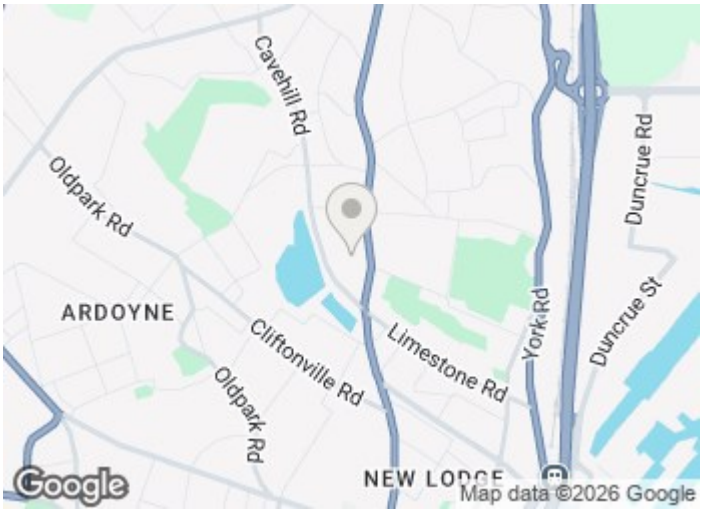
Second Floor
Landing. Panelled radiator.

Bedroom
10'11" x 7'8" (3.35 x 2.34)
Wood laminate flooring, double panelled radiator, slingsby ladder to roof space.

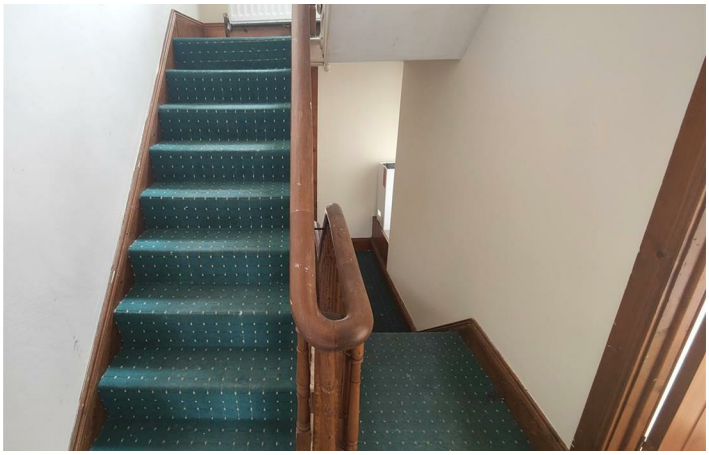
Bedroom
13'5" x 10'11" (4.11 x 3.35)
Cast iron fireplace, exposed timber flooring, cornice ceiling, double panelled radiator.

Outside
Walled forecourt, enclosed rear yard, outside tap, covered area.

Tenure Leasehold - 900 Years remaining.



Directions



Floor Plan

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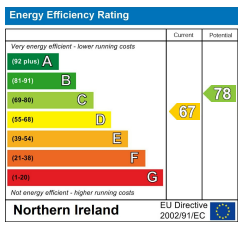

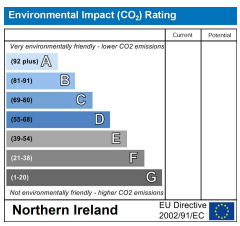

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