



Situated just off Park Avenue, this well-presented terrace is convenient to the City Centre, Odyssey Complex, George Best City Airport and public transport routes. Belmont & Ballyhackamore villages with a range of shops and restaurants are also close by.

The lounge is open-plan to a dining area, ideal for entertaining along with a separate kitchen occupy the ground floor. There are two double bedrooms to the first floor and a bathroom with an office/study room on the third floor.

Property further benefits from GFCH, uPVC double glazing and an enclosed rear courtyard. Early viewing highly recommended.

Offers Around
£125,000

5 Colvil Street,
Belfast,
BT4 1PS

Viewing by
appointment with
& through agent
028 9065 0000

- Excellent, Extended Mid-Terrace Property
- Popular Residential Location
- 2 Minute Walk to Belmont Road
- Kitchen with Appliances & Access to Rear
- Living Room with Bay, through to Dining Area
- 2 Well-Proportioned Bedrooms on First Floor
- Large Bathroom with White Suite
- Attic Room / Office on Second Floor
- Enclosed Rear Yard / Forecourt to Front
- GFCH / uPVC Double Glazing Throughout
- Walking Distance also to Ballyhackamore & Sydenham Train Station
- Bus Links to Belfast City Centre close at hand.
- No Onward Chain



The Property Comprises:

uPVC front door with glazed insets to:

Ground Floor

ENTRANCE HALL: Ceramic tiled floor.

LIVING / DINING ROOM: 22' 4" x 10' 2" (6.81m x 3.10m) (Into bay) Laminate flooring. Fireplace inset. Housing for electrics. Understairs storage cupboard.

KITCHEN: 14' 4" x 6' 7" (4.37m x 2.01m) Range of high and low level units. Laminate work surfaces. Stainless steel single drainer sink unit with chrome mixer taps. Space for oven/hob. Extractor fan. Space for fridge & freezer. Plumber for washing machine. Breakfast bar area. Lino flooring. Spotlights. uPVC door to rear yard.



First Floor

LANDING:

BATHROOM: White suite comprising: low flush W.C. Pedestal wash hand basin with chrome mixer taps. Panelled bath with chrome mixer taps.

Thermostatic shower & glass end screen.

Wall-mounted cabinet. Lino flooring. Spotlights.

BEDROOM (1): 13' 6" x 10' 0" (4.11m x 3.05m)

Built-in storage.

BEDROOM (2): 9' 10" x 7' 4" (3.00m x 2.24m)

Built-in storage. Laminate flooring.



Second Floor

ATTIC ROOM / OFFICE SPACE 12' 3" x 9' 4" (3.73m x 2.84m) Eave storage.

Outside

Enclosed Rear yard with outside tap. Forecourt to front.



Location:

Travelling down Pimms Avenue from the Belmont Road, Colvil Street is on the right hand side.



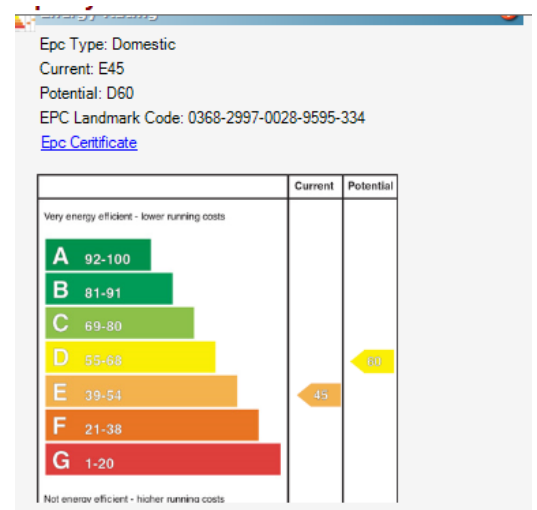
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