



7 SUFFOLK CLOSE, SUFFOLK ROAD, BELFAST, BT11 9RQ



A welcomed opportunity to purchase this beautiful, chain-free end-of-terrace home that is ideally positioned backing onto the well-maintained playing field of Donegal Celtic and enjoys an attractive open aspect that can be hard to come across together with this small, private cul de sac setting.

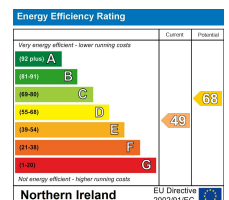
The property enjoys proximity to lots of schools, shops, and transport links, along with the Glider service on Stewartstown Road, and the well-appointed accommodation is briefly outlined below.

Three good-sized bedrooms, one bedroom with beautiful views over the football pitch, and one bedroom with built-in mirrored slide robes, as well as a white bathroom suite with decorative tiling, complete the first floor.

On the ground floor, there is a spacious and welcoming entrance hall with storage under the stairs, as well as a bright and airy living room that has a bay window and an open plan to a sizeable dining and entertaining area that has double doors leading to the private gardens. In addition, a separate fitted kitchen completes the ground floor space.

Other attributes include an oil-fired central heating system and Upvc double glazing, as well as off-road car parking and front and rear gardens.

Both Belfast and Lisburn are easily accessible, as well as an abundance of amenities in Andersonstown, along with state-of-the-art leisure facilities, beautiful parklands, and not to mention Colin Glen, Ireland's leading adventure park, plus much more, making this fantastic opportunity one not to be missed!



OFFERS AROUND £174,950

7 SUFFOLK CLOSE, SUFFOLK ROAD, BELFAST, BT11 9RQ

Key Features

- Beautiful, chain free end of terrace home superbly placed backing onto well-maintained playing field of Donegal Celtic and enjoys a further attractive open aspect to the front.
- Bright and airy living room open plan to sizable dining / entertaining area with double doors leading to the privately enclosed gardens.
- White bathroom suite with decorative tiling.
- Off road car-parking and well maintained front gardens, additional covered storage area to side.
- Close to Colin Glen, Ireland's leading adventure park, beautiful parklands and both Belfast and Lisburn as well as arterial routes and shops.
- Three good sized bedrooms.
- Separate fitted kitchen.
- Oil fired central heating system / Upvc double glazing.
- Fantastic doorstep convenience to include lots of schools, shops and transport links along with the Glider service on the Stewartstown Road.
- An abundance of amenities in Andersonstown are close by including state-of-the-art leisure facilities and we strongly recommend viewing this wonderful home!



UPS



GROUND FLOOR

Upvc double glazed front door to:

SPACIOUS ENTRANCE HALL

Laminated wood effect floor, storage understairs.

LIVING ROOM / DINING AREA

24'0 x 11'8

Bay window, laminated wood effect floor, open plan to dining area, Upvc double glazed double doors to garden

KITCHEN

10'3 x 9'6

Range of high and low level units, single drainer stainless steel sink unit, plumbed for washing machine, built-in hob and underoven, stainless steel extractor fan, breakfast bar, tiled floor, partially tiled walls, Upvc double glazed back door.

FIRST FLOOR

BEDROOM 1

11'8 x 11'1

Laminated wood effect floor.

BEDROOM 2

10'11 x 10'1

Laminated wood effect floor, built-in mirrored slide robes.

BEDROOM 3

8'5 x 7'0

Built-in robes, laminated wood effect floor.

WHITE BATHROOM SUITE

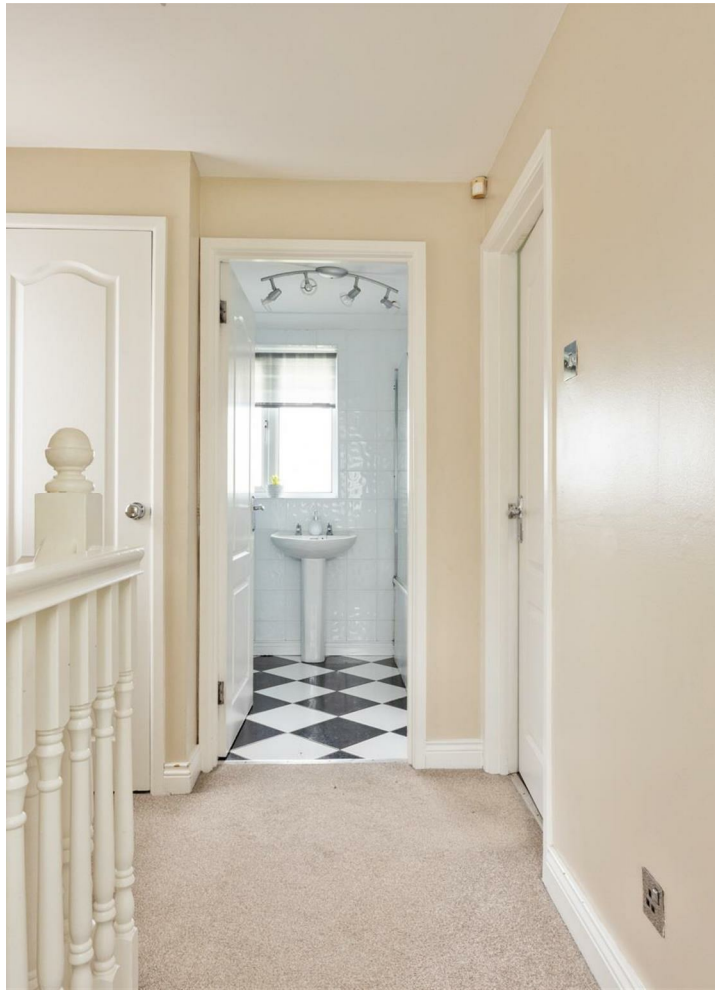
Bath with mixertaps, telephone hand shower, electric shower unit, low flush w.c. pedestal wash hand basin, chrome effect sanitary ware, cornicing, partially tiled walls, tiled floor, chrome effect towel warmer.

OUTSIDE

Enclosed rear garden, decking, garden to front, off road carparking, storage to side.

7 SUFFOLK CLOSE, SUFFOLK ROAD, BELFAST, BT11 9RQ

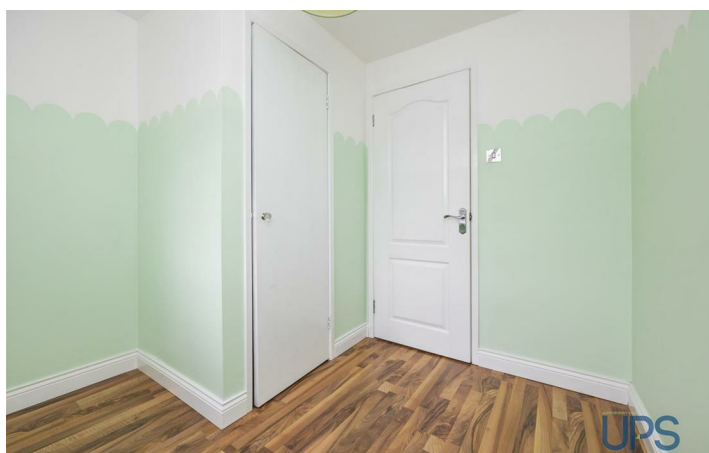








7 SUFFOLK CLOSE, SUFFOLK ROAD, BELFAST, BT11 9RQ



Questions you may have.

Which mortgage would suit me best?
How much deposit will I need?
What are my monthly repayments going to be?

To answer these and other mortgage related questions contact Gareth on .

Your home may be repossessed if you do not keep up repayments on your mortgage.

We DO NOT charge for initial mortgage consultations. We may charge a fee on completion depending on circumstances. Our typical fee is £250, however, please confirm with Mortgage Consultant at time of appointment. 18069636

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.

ULSTERPROPERTYSALES.CO.UK

ANDERSONSTOWN
028 9060 5200

BALLYHACKAMORE
028 9047 1515

BALLYMENA
028 2565 7700

BALLYNAHINCH
028 9756 1155

BANGOR
028 9127 1185

CARRICKFERGUS
028 9336 5986

CAUSEWAY COAST
0800 644 4432

CAVEHILL
028 9072 9270

DOWNPATRICK
028 4461 4101

FORESTSIDE
028 9064 1264

GLENGORMLEY
028 9083 3295

MALONE
028 9066 1929

NEWTOWARDS
028 9181 1444

RENTAL DIVISION
028 9070 1000



Conor Beirne trading under licence as Ulster Property Sales (Andersonstown)
©Ulster Property Sales is a Registered Trademark