

**312 Skegoneill Avenue
Belfast
BT15 3JW**



Offers Around £120,000



Key Features

- Chain free
- Well-presented three bedroom semi-detached property
- Located near the Antrim Road and Shore Road areas of Belfast
- Gas heating
- UPVC double glazing
- Spacious living-room with electric fire and bay window
- Separate dining-room
- Modern kitchen
- Three generously sized bedrooms
- Family bathroom
- Enclosed paved front garden
- Spacious rear garden, complete with decked area



Summary

312 Skegoneill Avenue is a well presented semi-detached property, closely located to the Antrim Road and Shore Road, just 10 minutes from Belfast City Centre. The property is ready for any buyer to move straight into and start calling home and is within walking distance to all local amenities, public transport routes and directly opposite Grove Playing Fields.



The ground floor of the property benefits from a spacious family living room, separate dining room and a modern built-in kitchen with access to the rear.

The first floor of the property offers three generously sized bedrooms and a well presented family bathroom which benefits from both a bath and electric shower over the bath.

The external areas of the property offer a well presented front garden, and enclosed rear yard with large decked area.



The property also benefits from gas central heating and UPVC double glazing throughout.

The property comprises of:

Entrance Hall

4.7m x 2.9m

Livingroom

3.7m x 2.9m

Dining Room

3.1m x 2.9m

Kitchen

3.1m x 1.7m

Upstairs Landing

2.5m x 1.8m

Bathroom

1.7m x 1.6m

Bedroom 1

3.2m x 2.9m

Bedroom 2

3.1m x 2.9m

Bedroom 3

2.1m x 1.8m



EPC rating

Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C		70 C
55-68	D	67 D	
39-54	E		
21-38	F		
1-20	G		

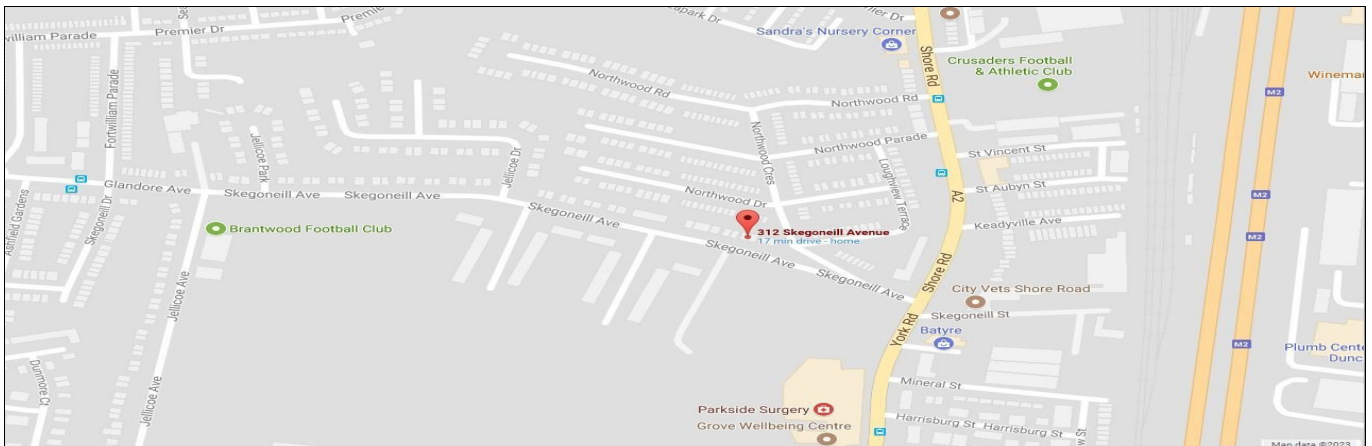


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