

Outside

Paved Garden to front with mature shrubs. Enclosed yard to rear with boiler house



Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C		
55-68	D		
39-54	E		
21-38	F		
1-20	G	9 G	16 G

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RATES: 2021/2022 **APPROX:** £722.97

Pinpoint Offices

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Offers Over:
£109,950

Viewing: By appointment through agent



**43 Cavehill Road
Belfast
BT15 5BG**

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- Well proportioned mid terrace property
- Kitchen with range of high and low level units and space for appliances
- Oil fired central heating
- Full refurbishment required
- Four bedrooms - two reception rooms
- Coloured bathroom suite
- Enclosed yard to rear
- Prominent location convenient to Belfast city centre



4



2



1



Yes



On Street

Entrance Hall

Hardwood front door, solid wood flooring

Lounge

4.01m (13'2) x 3.25m (10'8)

Feature fireplace with tiled hearth and inset



Bathroom

Coloured suite comprising cast iron bath, pedestal wash hand basin, low flush WC, partly tiled walls, tiled floor



Dining Room

Attractive period style fireplace, built in storage cupboard

First Floor

Bedroom 1

4.47m (14'8) x 3.4m (11'2)

Attractive period style fireplace, solid wood flooring

Bedroom 2

3.12m (10'3) x 2.36m (7'9)

Wood effect laminate flooring, built in cupboard



Kitchen

3.45m (11'4) x 1.75m (5'9)

Beech effect kitchen with range of high and low level units, formica work surfaces, stainless steel sink unit, cooker space, space for fridge and freezer, plumbed for washing machine, tiled floor

Rear Hallway

Tiled floor, hardwood door to rear



Second Floor

Bedroom 3

4.52m (14'10) At widest x 3.63m (11'11)

Solid wood flooring, access to roofspace

Bedroom 4

2.9m (9'6) x 2.77m (9'1)

Solid wood flooring