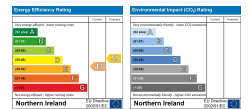




20 Westway Drive
Belfast, BT13 3NQ

Offers in the region of
£169,950



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, Belfast, BT13 3NQ

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An exceptionally well presented family home in a highly regarded residential location which is sure to appeal to first time buyers and growing families in particular. The dwelling has been tastefully modernised and boasts the highest quality of fixtures and fittings throughout.

Internally the property comprises of an entrance hallway, open plan reception with ample dining space, modern fitted kitchen, luxury three piece bathroom suite and three well proportioned bedrooms. Outside there is a secure driveway and enclosed gardens to the front and rear.

The house further benefits from oil fired central heating, full uPVC double glazing and a sizeable multi-purpose garden shed.

Westway Drive is conveniently located close to many shops and amenities including Ballygomartin Tesco and Woodvale Park and shares excellent transport links with Belfast City Centre.

Contact Rea Estates NOW for further details or to arrange an appointment to view.

Ground Floor

Entrance Hallway

PVC front door with smoked glass inset, under stair storage, panelled radiator, wood laminate flooring, enclosed electricity meter, stairs leading to first floor

Living Room 26'5" x 15'10" (8.06m x 4.84m)

Open plan reception with ample dining space, into bay, dual aspect windows allowing for plenty of natural light, attractive tiled fireplace with brick surround, 3 panelled radiators, wood laminate flooring

Kitchen 20'0" x 9'2" (6.12m x 2.81m)

Modern fitted kitchen with both high and low level units, tiled splash backs and contrasting worktops, stainless steel sink and drainer with mixer taps, integrated double oven and hob with extractor hood, plumbed for a washing machine, tiled flooring, recessed lighting, panelled radiator, door leading to side patio, double patio doors leading to rear garden

First Floor

Landing

Access to roof space

Bathroom

Classic white bathroom suite including low flush WC, wall mounted wash hand basin and free standing electric shower, tile effect laminate flooring, PVC cladded walls and ceiling with recessed lighting, heated towel rail, enclosed hot press with additional storage

Front Bedroom 14'4" x 9'8" (4.37m x 2.97m)

Into bay, wood laminate flooring, panelled radiator

Rear Bedroom 11'3" x 10'2" (3.45m x 3.11m)

Wood laminate flooring, panelled radiator

Third Bedroom 7'10" x 6'4" (2.40m x 1.94m)

Wood laminate flooring, panelled radiator

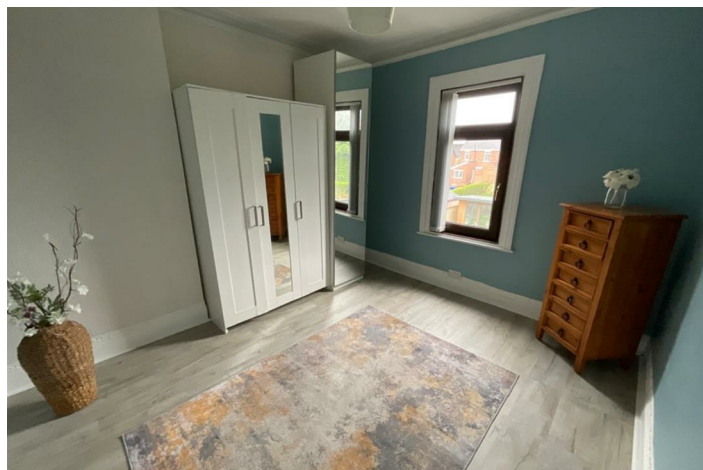
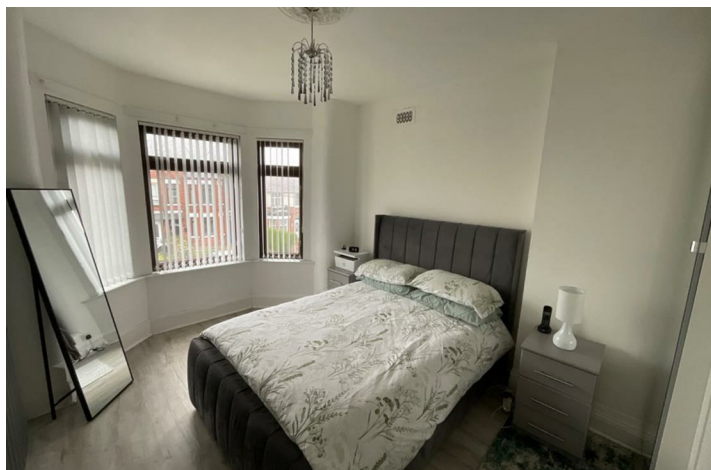
Outside

Front

Brick privacy wall with metal entrance gates, paved driveway, mature garden laid out in lawn with privacy hedging, access to rear of property via side gate

Rear

Mature garden laid out in lawn with shrubbery boarder, paved patio, spacious detached garden shed, wood panelled fencing surround, access to front of property via side gate



Road Map



Hybrid Map



Terrain Map



Floor Plan

VIEWING STRICTLY BY APPOINTMENT WITH OUR OFFICE

These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.