



54 LEWIS AVENUE

Belfast, BT4 1FD

Offers around **£159,950**



MID TERRACE | 3  | 2  | 1 

This deceptively spacious mid-terrace property is located in the ever sought after Sydenham area and is within walking distance of the bustling Belmont Village.

KEY FEATURES

- Deceptively Spacious Three Bedroom Mid-Terrace
- Ease of Access for the City Commuter
- Within Walking Distance to Local Shops and Schools and to the Glider Network
- Three Well Proportioned Bedrooms
- Main Bedroom with En-Suite Shower Room
- Separate Family Bathroom
- Bright and Spacious Lounge
- Furnished Downstairs Cloakroom
- Fitted Kitchen with Access to Rear Paved Garden
- UPVC Double Glazing Throughout & Gas Fired Central Heating
- Investors preferable
- Current tenant paying £925 per month
- No Onward Chain
- Broadband Speed - Ultrafast



ROOM DETAILS

Ground Floor

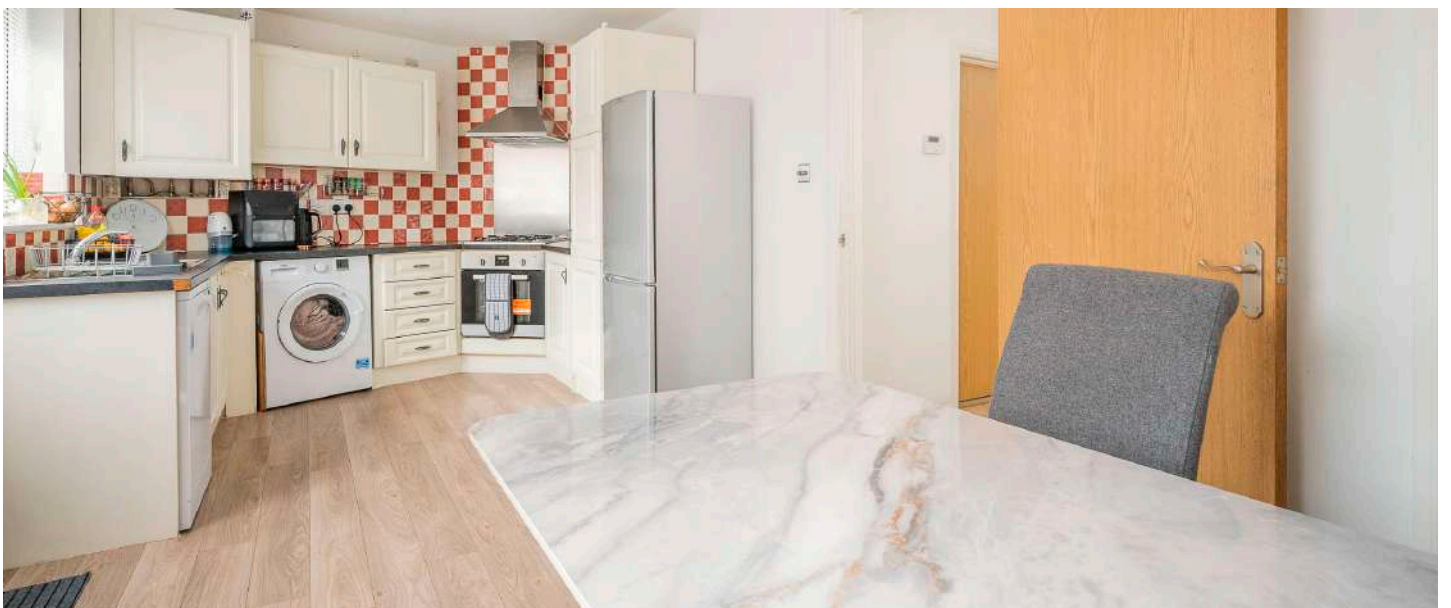
- Entrance Hall
- Furnished Cloakroom
- Lounge
14'4" x 14'3"
- Kitchen/Diner
21'1" x 10'

First Floor

- Landing
- Bedroom One with En Suite
13'1" x 12'1"
- Bedroom Two
14'10" x 12'5"
- Bedroom Three
9'10" x 7'10"
- Bathroom

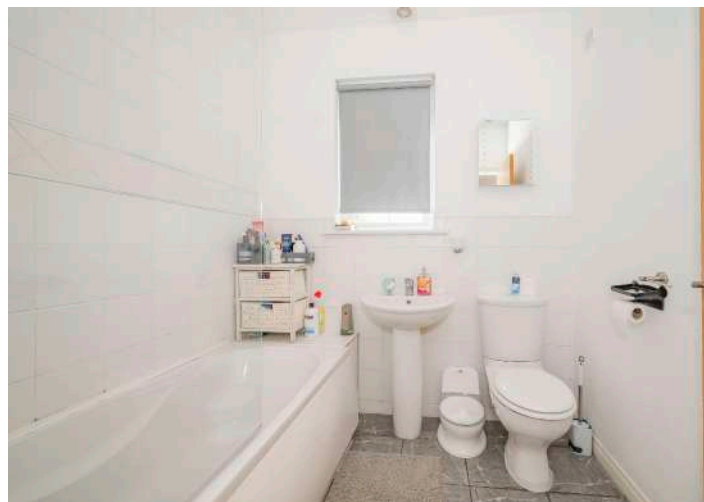
Outside

- Enclosed Paved Garden to Rear



DIRECTIONS

Travelling along the Newtownards Road in the direction of Belfast, take a right at Connswater Street (opposite Connswater Shopping Centre), take the second right into Lewis Avenue, number 54 is located on the left hand side at the end of the



THE LOCAL AREA

East Belfast is a dynamic part of the city, full of beautiful residential areas and a wide variety of amenities that make it a wonderful place to live. Bustling villages, beautiful parks, and fantastic local schools are just a few of the reasons why so many wish to call it home.



ENERGY EFFICIENCY RATING		
Very energy efficient – lower running costs		
	CURRENT	POTENTIAL
92+ A		
81-91 B		
69-80 C		
55-68 D	72	76
39-54 E		
21-38 F		
1-20 G		
NOT energy efficient – higher running costs		

Scan QR Code - for floor plans and to arrange a viewing.



OUR BRANCHES

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