

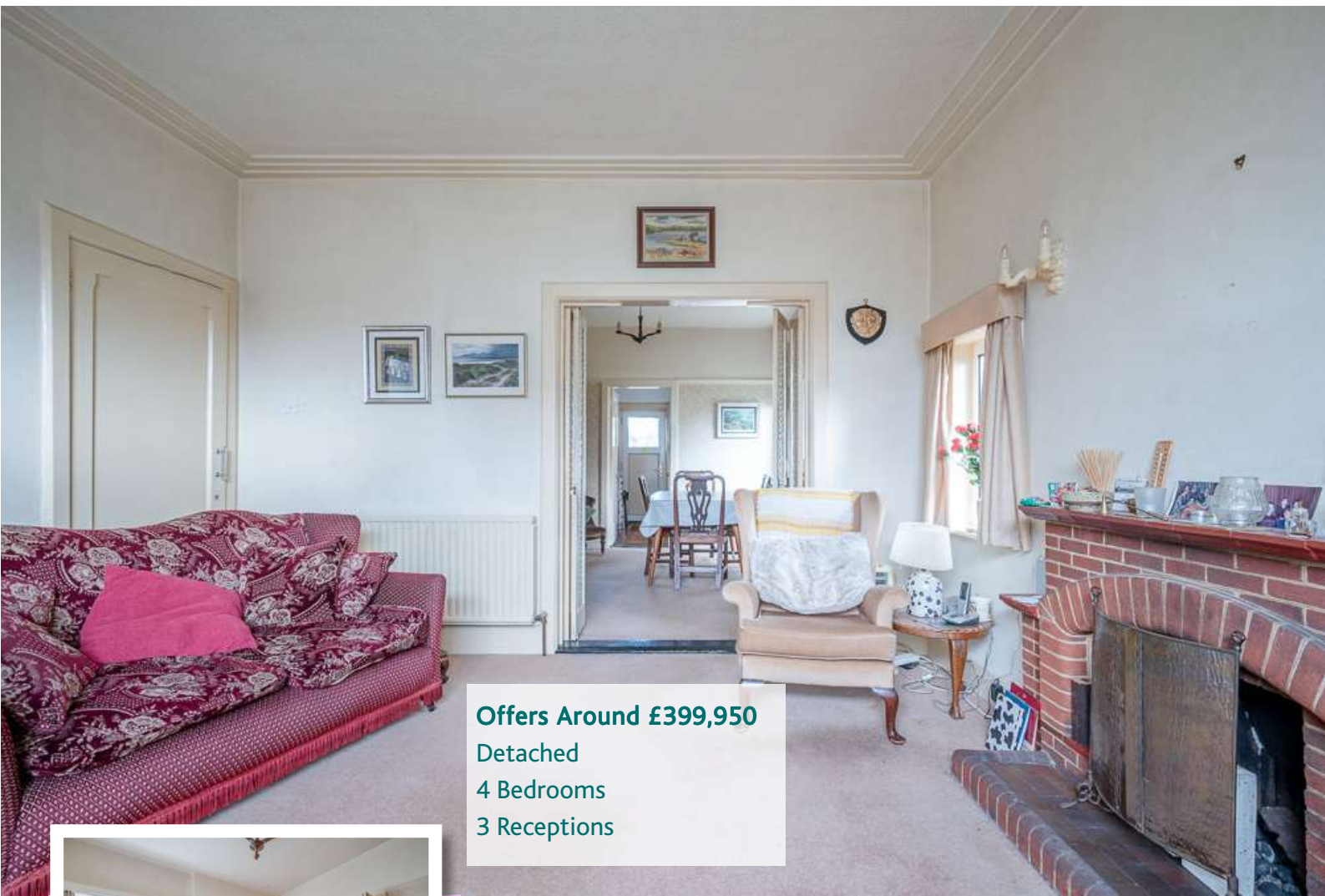


JOHNMINNIS
ESTATE AGENTS &
LETTING SPECIALISTS

"Ku Ring Gai" 372 Belmont Road | Belfast, BT4 2LB
OFFERS AROUND £399,950

**Scan for Property Details
and to Arrange a Viewing**

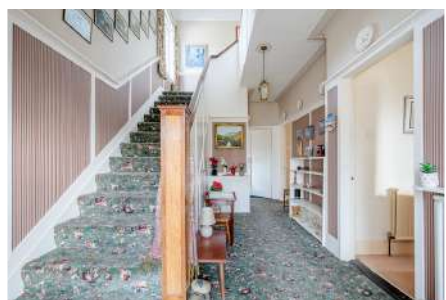




Offers Around £399,950
Detached
4 Bedrooms
3 Receptions

Property Features

- Charming Detached Home Retaining Many Original Features
- Highly Sought-After Location, Within Walking Distance to Stormont Estate
- Ballyhackamore and Belmont Villages Conveniently Located Only a Short Distance Away
- Spacious Entrance Hall
- Downstairs WC/Walk in Cloakroom
- Lounge with Square Bay Window Through to Dining Room
- Fitted Kitchen Leading to Spacious Veranda Overlooking Rear Garden
- Separate Family Room
- Four Well Proportioned Bedrooms
- Family Bathroom with Coloured Suite and Separate WC
- Enclosed Private Mature Rear Garden
- Driveway with Off Street Parking for One to Two Cars
- Attached Single Garage
- Floored Roof Space with Potential for Conversion Subject to Usual Planning
- Oil Fired Central Heating & uPVC Double Glazing Throughout
- No Onward Chain



Accommodation

Ground Floor

- Reception Porch
- Spacious Reception Hall
- Walk-in Cloakroom with Ground Floor WC
- Drawing Room 14'5" x 11'1"
- Dining Room 12'3" x 11'6"
- Kitchen 10'2" x 9'7"
- Family Room 13'1" x 11'9"

First Floor

- Return
- Spacious Landing
- Bathroom Separate WC
- Bedroom One 15'2" x 12'8"
- Bedroom Two 13'5" x 12'
- Bedroom Three 12'1" x 9'6"
- Bedroom Four 12'1" x 8'8"

Outside

- Attached Garage 16' x 8'5"
- Enclosed Rear Mature Gardens
- Driveway with Ample Parking

For more information and photographs regarding the accommodation in this property, please visit: johnminnis.co.uk



We are delighted to bring to the market this charming four-bedroom detached family home located in a renowned residential address conveniently located on the Belmont Road in East Belfast. The location offers ease of access for the daily commuter to Belfast City Centre, Belfast City Airport, The Ulster Hospital and Parliament Buildings as well as a varied range of leading primary, secondary and grammar schools.

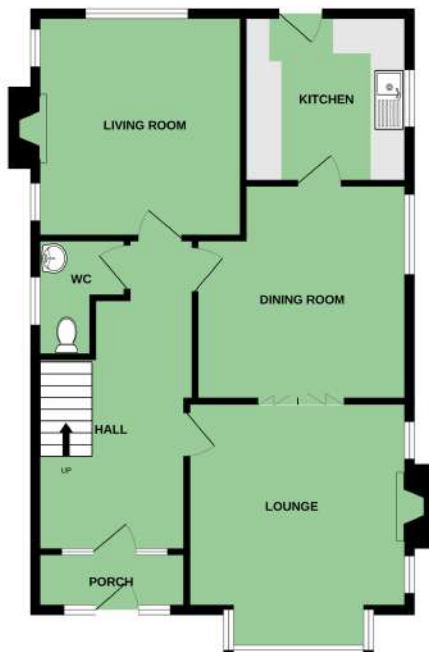
'Ku Ring Gai' occupies an excellent private site and provides versatile, spacious accommodation throughout. In brief, the ground floor accommodation comprises of spacious reception hall, walk-in cloakroom and downstairs WC, lounge with square bay window through to dining room, a fitted kitchen and a separate family room. To the first floor there are four well-proportioned bedrooms and a family bathroom with coloured suite and separate WC.

The property further benefits from a floored roof space with potential for conversion, attached single garage, off street parking for two cars and excellent front and rear gardens ideal for outdoor entertaining.

Ticking many boxes for the prospective buyer and with endless potential, we recommend internal inspection of this property at your earliest convenience to appreciate all that this deceptively spacious accommodation has to offer.

GROUND FLOOR

1ST FLOOR

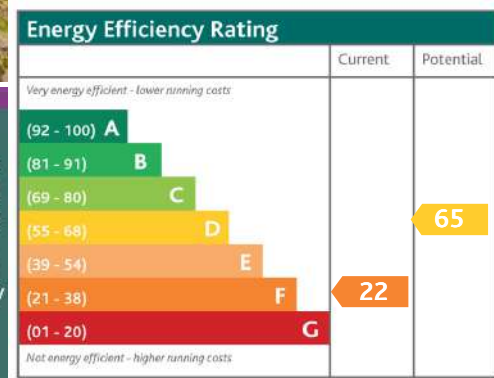


Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given. Made with Metropix ©2024



Directions

Travelling along the Belmont Road in the direction of Stormont, continue straight on where the road meets Massey Avenue. No 372 is located on the left hand side after Knockmarloch Park.



Viewing

By appointment through agent.

Free Valuation

We offer property valuations and financial advice free of charge to all our clients.



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John Minnis Belfast
 7 Library Court
 404 Upper Newtownards Road
 Belfast
 BT4 3GE
 T: 028 9065 3333



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