HMK Property
8 Grand Parade
Belfast
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85 South Parade, Belfast, BT7 2GN

Offers in the region of £164,950

HMK Property is delighted to introduce Apt 1, 85 South Parade to the sales market. This spacious one-bed ground-floor apartment is located along one of South Belfast's most desirable tree-lined avenues. This stylish apartment consists of a large open living room with an attractive bay window and ceiling rose, leading to a modern kitchen with dining area, Beko integrated appliances, and a small utility cupboard. The inner hallway leads to a bedroom with carpet and skirting throughout and a separate modern shower suite, with a corner shower cubicle, low flush W/C, and heated towel rail. To the rear of the property is a small courtyard with artificial grass and individual storage sheds, one for each apartment. To the front of the property, there is ample on-street parking and a short walk from the popular Ormeau Road with a host of independent shops and restaurants. Apt.1 No. 85 will appeal to a host of potential purchasers, from first-time buyers to investors. The property is currently used as a successful Airbnb and would make an excellent holiday let given its central location and quality finish. To arrange a viewing, contact HMK Property on 02890397712.

GROUND FLOOR
Tiled communal hallway with access to Apartment 1

HALLWAY
Inner hallway leading to ground-floor accommodation

LIVING ROOM 17'0" x12'4" (5.19m x3.78m)
A bright, spacious living room with large bay window, high ceilings, ceiling rose leading to open plan kitchen dining space

KITCHEN/DINING 12'4" x 11'9" (3.77m x 3.60m)
A stylish open plan kitchen dining space with tile flooring, modern kitchen with a range of high and low level storage, integrated appliances and storage cupboard.

INNER HALL
Leading to bedroom and shower room

BEDROOM 11'5" x 8'11" (3.49m x 2.73m)

SHOWER ROOM 7'6" x 6'6" (2.31m x 1.99m)

Stylish shower room with corner shower, heated towel rail, low flush W/C and storage cupboard, housing IDEAL Combi boiler.

OUTSIDE
To the rear of the property is a communal courtyard. There is ample on street parking to the front of the property

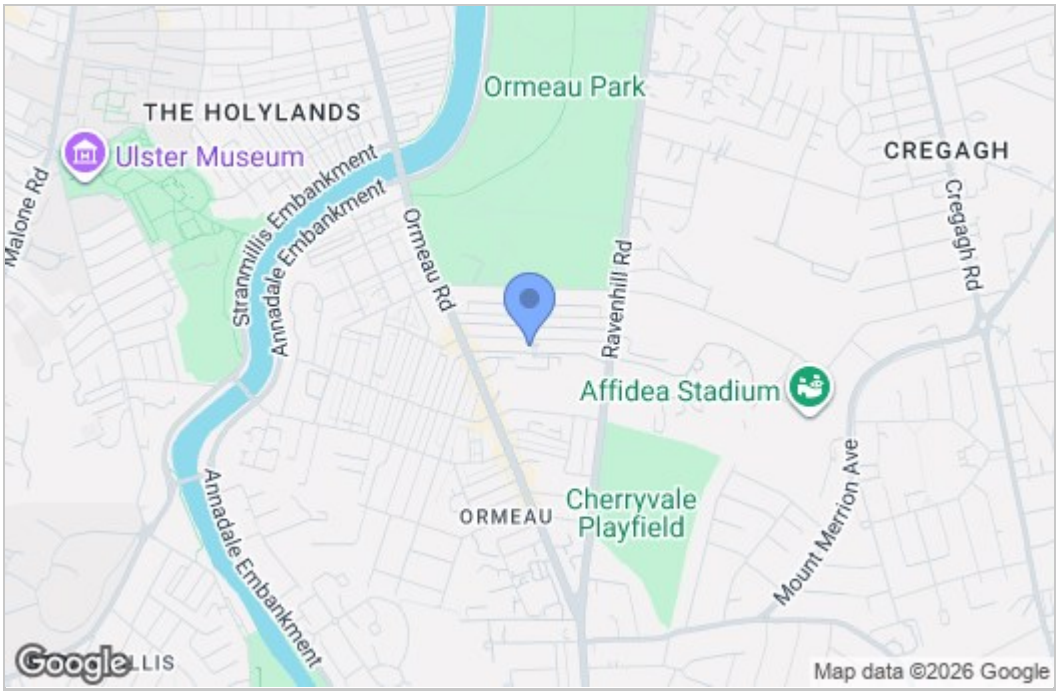
MANAGEMENT FEE
HMK Property Management Ltd: £658.56 per annum

Floor Plan

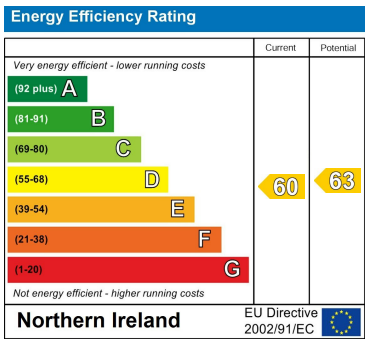
Please Note: This floorplan is for illustration purposes only
Plan produced using PlanUp.

Apt.1 85 South Parade, Belfast

Area Map



Energy Efficiency Graph



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