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**43 Salisbury Court**

Belfast  
BT7 1DD

**Offers Over £95,000**

## 43 SALISBURY COURT, BELFAST, BT7 1DD

- First Floor Apartment With Own Door Access
- Bedroom With Built In Storage
- Open Plan Living/Dining/Kitchen
- Kitchen With Range of Modern Fitted Units
- En-Suite Shower Room
- Gas Fired Central Heating
- Double Glazed Windows
- Allocated Car Parking Space
- Superb Location Close To Amenities Of The City Centre And South Belfast

### Property Description

This superbly located apartment is sure to have broad market appeal. It is arguably one of the best finished apartments in the development and sales in Salisbury Court are traditionally very popular.

The accommodation comprises of an open plan lounge with dining area leading to a modern fitted kitchen. The kitchen includes a range of fitted high and low level units with several integrated appliances, bedroom with built in storage and en-suite shower room with modern white suite. In addition the property benefits from gas fired heating.

Situated in the popular 'Golden Mile' area, the Dublin Road offers convenient day to day amenities such as Tesco and a large chemist, not to mention popular nightlife venues, including a cinema. More comprehensive facilities can be found within a short walk to the city centre.

Queens University is approximately 10 minutes walk as is Belfast City Hospital. For those travelling out of the city by car, this apartment has it's own dedicated parking and is close to the main commuter routes to the rest of the province.

The accommodation and location on offer at this property is sure to appeal to private purchasers and investors alike. The benefits of the property will only fully be appreciated on internal inspection and we would recommend doing so at your earliest convenience.



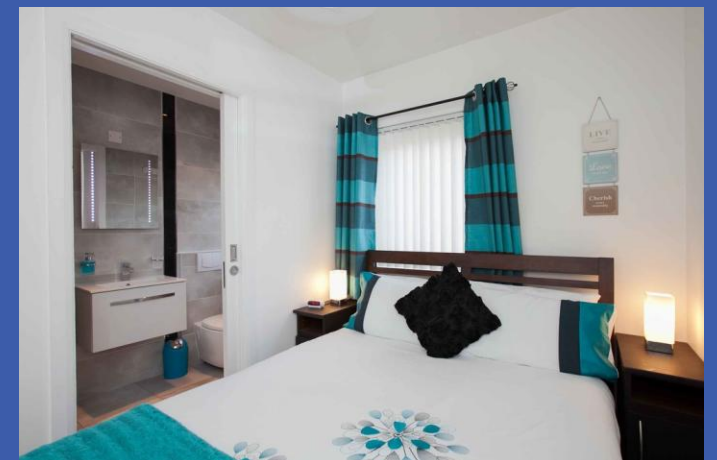
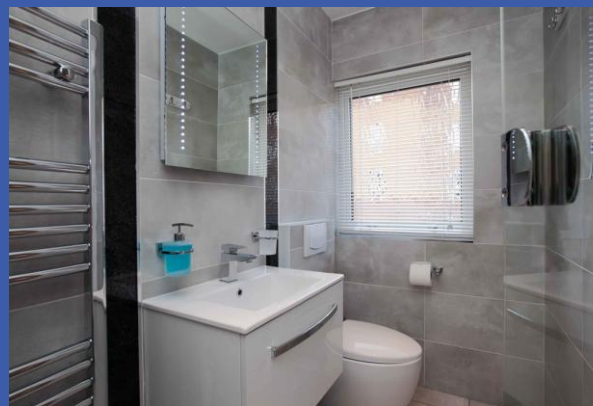
## Property Comprise s

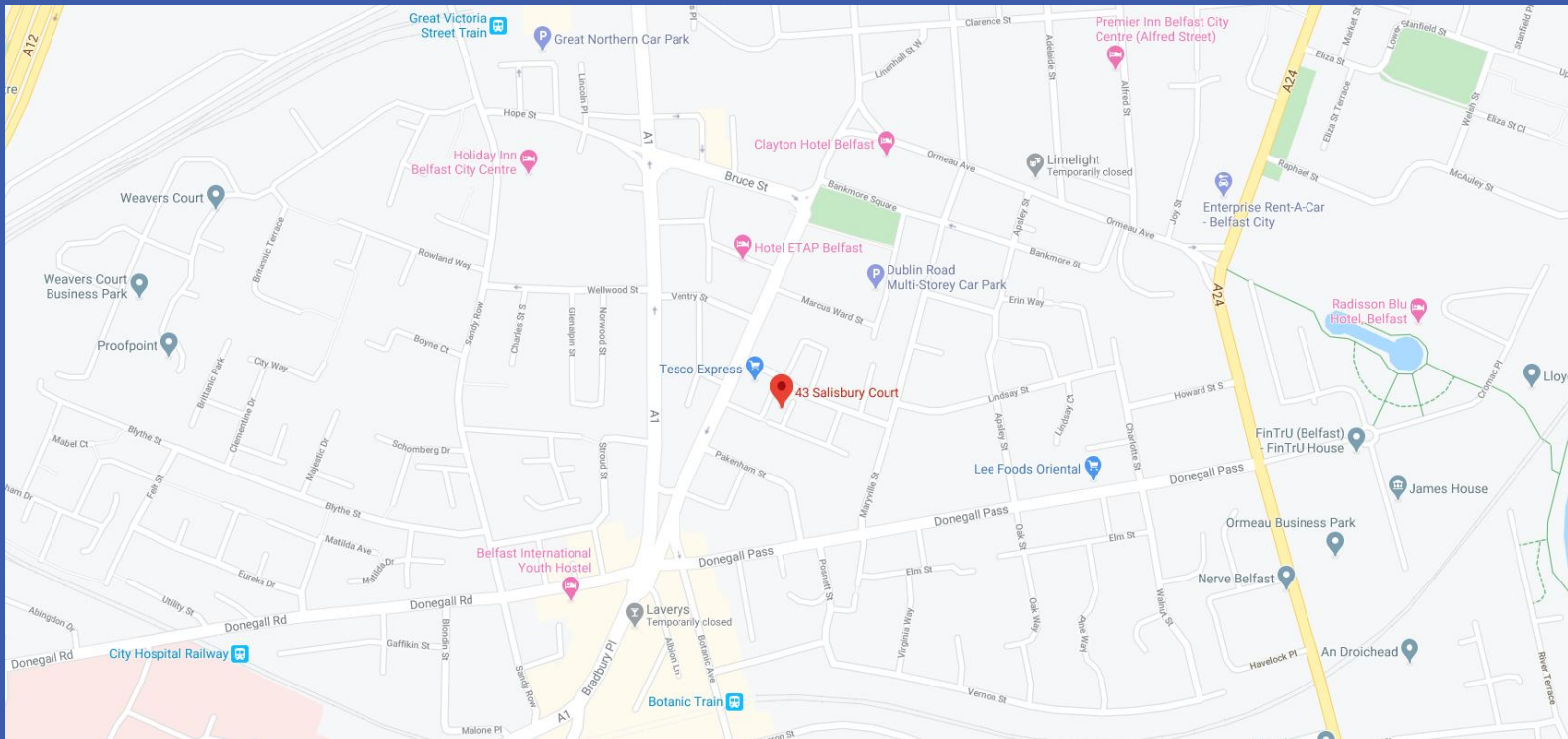
uPVC entrance door with glazed panels. Leading to...

**OPEN PLAN LIVING/DINING/KITCHEN AREA 18' 8" x 18' 0" (5.69m x 5.49m) @ widest points** Range of fitted high and low level units with Granite effect worksurfaces, single drainer stainless steel sink unit with mixer taps, tiled splashback, four ceramic ring hob, integrated fridge freezer, integrated dishwasher, stainless steel underoven, stainless steel extractor canopy, integrated washing machine, gas fired boiler, breakfast bar. Tiled floor. Large storage cupboard. Wired for feature wall mounted television.

**BEDROOM 10' 3" x 6' 6" (3.12m x 1.98m) @ widest points** Tiled floor, built in storage cupboard.

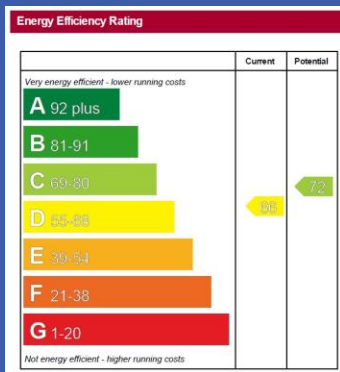
**EN-SUITE SHOWER ROOM** Enclosed shower cubicle with Grohe shower unit, wall mounted wash hand basin, low flush WC, tiled floor, stainless steel towel radiator, feature mirror with light, recessed low voltage spotlights.





**Directions:**

See map.



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