



4 Church Wynd | Belfast, BT5 7RZ

Views to Behold!



Michael
Chandler
ESTATE AGENTS



- A fabulous detached property on an elevated and private site within Gilnahirk
- Truly wonderful views over Belfast and Stormont Estate
- Spacious and versatile accommodation that can be adapted to suit your needs
- Beautifully presented and in immaculate condition throughout
- Living room with an oak floor, a feature fireplace and double doors to the garden
- Kitchen with a centre island and granite work surfaces
- Three well-proportioned bedrooms all with fitted sliderobes
- Oil fired central heating and double glazed throughout
- Fantastic rear patio – an ideal place for relaxing or entertaining
- Located at the end of a private lane to ensure complete privacy



Views to Behold!

This wonderful property located in the popular Gilnahirk area of East Belfast offers spacious and flexible accommodation that can be adapted to suit your needs over the years, is beautifully presented throughout and has a very private and elevated site that affords stunning views over Belfast and Stormont Estate. The property can offer four bedrooms and two reception rooms, or could be used as three and three... the choice is yours. The lower ground floor benefits from a large garage and a den that could be converted into living space if required, subject to necessary consents. All in all this is a quality home that you can simply move into and enjoy all it has to offer from day one.

The property comprises an impressive entrance hall, a lovely living room with an oak floor and a feature fireplace, a fantastic kitchen with a centre island and granite work surfaces, a stunning sun room open plan to the kitchen and with double doors to the garden, a utility room and an adjacent laundry room, three bedrooms all with fitted sliderobes, a dining room or fourth bedroom with an oak floor and wonderful views and a modern bathroom benefiting from a separate bath and shower. The lower ground floor comprises a large garage and a den that is perfect for teenagers.

The property benefits from a very private and elevated site at the end of Church Wynd. Superb cast iron gates lead you to a spacious driveway and side garden laid in lawn complimented by a selection of trees, plants & shrubs. There is a lovely area beside the front door that affords simply breath-taking views, an ideal place to enjoy a cold drink in complete privacy. To the rear there is a large patio where entertaining on special occasions will be a pleasure, especially with the double doors to the sun room open on a summer's day.

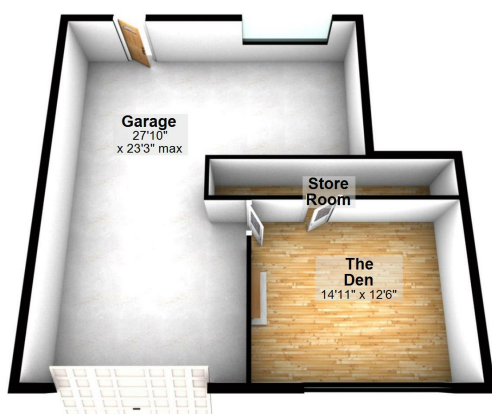
This superb home is very well located due to a host of amenities being within walking distance, and the extensive range of leading primary and secondary schools. The bustling village of Ballyhackamore is close by and the Castlereagh Hills are also on your doorstep for keen cyclists or runners.



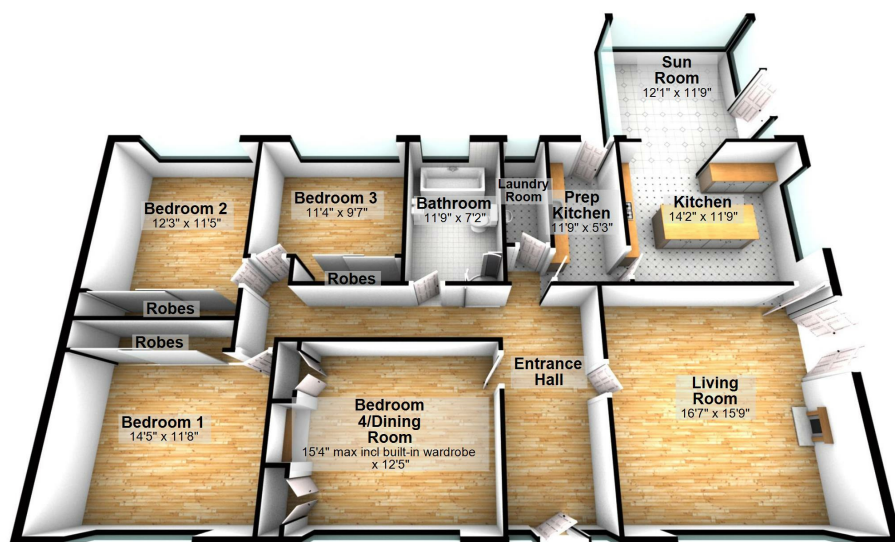
Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92-100) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E	47	65
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales		
EU Directive 2002/91/EC		



Lower Ground Floor



First Floor



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REQUEST A VALUATION

We would be delighted to visit your property and give you a Free Valuation and some helpful advice regarding the sale or rental of your property. Let us help you make your dream move by ensuring your property receives maximum marketing exposure and the highest possible price. We look forward to hearing from you!

For expert Mortgage & Insurance
advice contact:

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