






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## Comfort in Cotswold!

This wonderful semi-detached property located in the heart of the Four Winds has the perfect set up for modern day living. With four bedrooms, three bathrooms and plenty of living space on offer it should meet the needs of growing and established families. The property further benefits from a stylish décor, a modern kitchen, sun room and a large wrap around covered decked area ensure the perfect place to relax or play regardless of the weather.

Downstairs comprises an entrance hall with a wood strip floor and access to a WC, a spacious living room with a feature fireplace and a wood strip floor, a fitted kitchen with a good range of units with a casual dining area and a sun room off the kitchen giving that all important second reception room. The first floor comprises three bedrooms and a family bathroom benefiting from a modern white suite. The top floor offers a large bedroom, a shower room, and a useful home office for anyone wanting to work from home.

To the front there is a walled garden laid in lawn and a brick paved driveway to the side providing off-street parking for two cars. To the rear and side there is a wonderful large covered decked area that offers a great place to BBQ, watch the kids play or just kick back and relax.

Cotswold Avenue is a very convenient place to live with easy access to Belfast City and Forestside Shopping Centre. There is plenty of local transport available and a range of local amenities including the impressive Four Winds bar and restaurant.

## Your Next Move...

Thinking of selling, it would be a pleasure to offer you a **FREE VALUATION** of your property.

Mortgage advice is also available from our in-house Mortgage Advisor, you can find out how much you can borrow within minutes instead of waiting weeks to go through your high street bank for a decision.



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## REQUEST 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 to you!

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