






A spacious five-bedroom townhouse with generous accommodation throughout  
Prime location in the highly sought-after University area of South Belfast  
Currently renewing as a HMO with the benefit of a CLEUD certificate in place  
Bright entrance hall creating a welcoming first impression  
Open plan living and dining area with a bay window and a feature fireplace  
Modern fitted kitchen offering excellent storage & plumbed for white goods  
Five well-proportioned double bedrooms - one of which with a feature fireplace

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## Park Life!

Situated in the highly sought-after University area of South Belfast, this impressive five-bedroom townhouse offers generous, well-appointed accommodation ideally suited to investors and owner-occupiers alike.

The property welcomes you with a spacious entrance hall, setting the tone for the well-proportioned interiors throughout. The open plan living and dining area is bright and inviting, enhanced by a charming bay window and an attractive feature fireplace—perfect for both relaxing and entertaining. The modern kitchen is thoughtfully designed, boasting excellent storage and plumbed for white goods.

Upstairs, the property comprises five well-proportioned double bedrooms, each offering comfortable living space. Two of the bedrooms benefit from standout features, including a bay window and a feature fireplace, adding character and charm. The accommodation is further complemented by a contemporary bathroom with a stylish three-piece suite, an additional modern shower room, and a separate WC for added convenience.

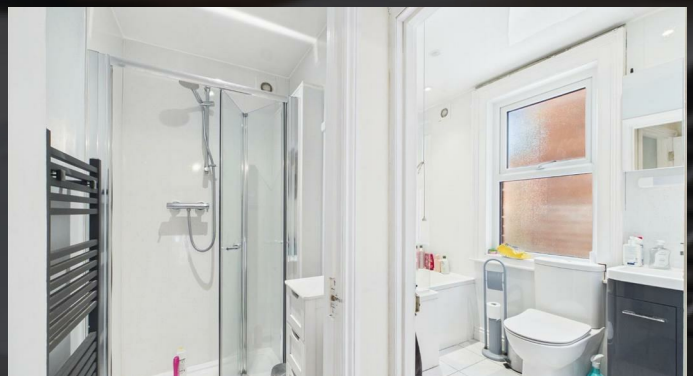
Externally, the front garden is laid in stones, providing a low-maintenance finish. To the rear, the property benefits from a private yard area with excellent storage facilities, as well as a spacious stone-laid garden. A notable feature is the direct access to Wildflower Alley, enhancing both accessibility and outdoor appeal.

Currently renewing as a licensed HMO, the property also benefits from a CLEUD certificate, making it a strong investment opportunity in a consistently high-demand rental location.

Located in the vibrant and ever-popular University area of South Belfast, this property is within walking distance of Queen's University, Botanic Gardens, and a fantastic range of local amenities. Belfast City Centre is also easily accessible, making this a superb location for both homeowners and tenants alike.

## Your Next Move...

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



**Mortgage advice is available from our in-house Mortgage Advisor, you can find out how much you can borrow within minutes!**

## 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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