



Tucked away in a cul de sac a mile from Ballyhackamore Village and close to the beautiful grounds of the Stormont Estate, Cabin Hill Mews is a highly regarded development exclusively designed for the over 55's.

Number two is a bright, well-proportioned apartment with its own front door. Stairs and a chair lift take you up to the accommodation on the first floor.

Externally there is ample parking, storage plus attractive gardens which are maintained by the management company.

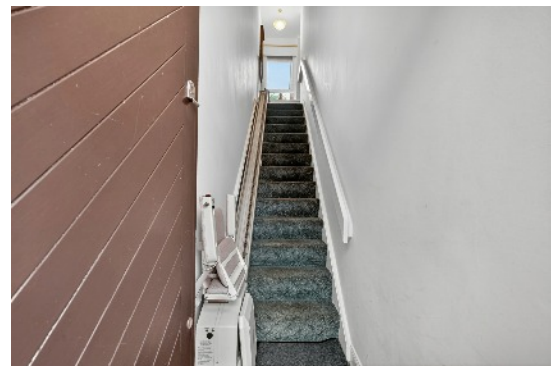
We have no hesitation in recommending early inspection as soon as possible with recent sales in the scheme proving very popular.

Offers Over
£149,950

2 Cabin Hill Mews,
Stormont ,
BELFAST,
BT5 7AE

Viewing by
appointment with
& through agent
028 9065 0000

- First floor apartment (with stair lift) exclusively for over 55's
- Own front door
- Two double bedrooms, both with robes
- Bright, spacious living room with dining area
- Separate kitchen
- Contemporary shower room
- Recently installed double glazing
- Electric Economy 7 heating
- Air re-circulation system
- Roofspace
- Door entry intercom/Pull-cord alert system
- Internal and external storage cupboards
- Resident and visitor car parking
- Well-tended, communal gardens
- Short stroll to Stormont and Glider stops to Dundonald, Ballyhackamore and City Centre
- No onward chain



The Property Comprises:

Ground Floor

Own front door.

HALLWAY: Stairs (and stair lift which is included in sale) to:



First Floor

LANDING: Good-sized, built-in storage cupboard.

Clothes rail and shelf. Access to roofspace.

Shelved hotpress.

BEDROOM (1): 12' 0" x 7' 10" (3.65m x 2.4m)

Cornice ceiling. Built-in robes with mirror fronted sliding doors.

BEDROOM (2): 11' 2" x 7' 10" (3.41m x 2.4m)

Cornice ceiling.



LIVING/DINING: 17' 11" x 14' 6" (5.45m x 4.41m)

(into bay). Cornice ceiling. Decorative fireplace.

Entry phone.



KITCHEN: 12' 10" x 7' 1" (3.9m x 2.15m) Good range of high and low level units including leaded glass display cabinets. Breakfast bar. Single drainer stainless steel sink unit. Zanussi cooker with extractor fan over. Plumbed or washing machine. Part tiled walls.



SHOWER ROOM: Fully tiled with walk-in shower enclosure and screen, Mira "Go" electric shower. Low flush wc, pedestal wash hand basin. Built-in bathroom cabinet storage.



Outside

Communal gardens and parking areas. Storage cupboards.

Garden to rear laid in lawns.



Management company

FOUR SEASONS HEALTHCARE.

SERVICE CHARGE: CURRENTLY £83.49 PER MONTH

PLEASE NOTE: The sum equivalent to 1% of the sale price for each year of ownership (up to a maximum of 5%) to be paid to the Management Company on the completion of any future sale.

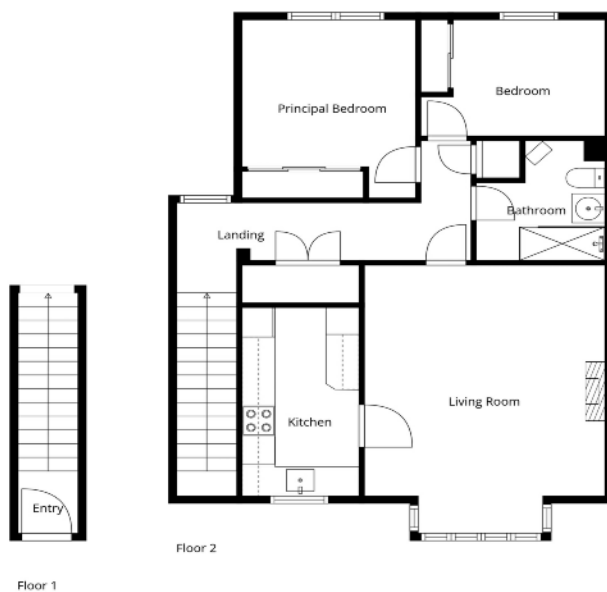


Telephone 028 9065 0000

www.templetonrobinson.com

Location:

Travelling along the Upper Newtownards Road countrybound from Knock lights, Cabin Hill Mews is on the right just before the shops at the traffic lights at Castlehill Road.



Sizes And Dimensions Are Approximate. Actual May Vary.

Ballyhackamore - 028 90 65 0000
 Lisburn Road - 028 90 66 3030
 North Down - 028 90 42 4747
 Lisburn - 028 92 66 1700

www.templetonrobinson.com

MONEY LAUNDERING REGULATIONS: Intending purchasers will be asked to produce identification documentation and we would ask for your co-operation in order that there will be no delay in agreeing the sale.

These particulars do not constitute any part of an offer or contract. None of the statements contained in these particulars are to be relied on as statements or representations of fact and intending purchasers must satisfy themselves by inspection or otherwise to the correctness of each of the statements contained in these particulars. The Vendor does not make or give, neither Templeton Robinson, nor any person in its employment has any authority to make or give, any representation or warranty whatever in relation to this property. All dimensions are taken to nearest 3 inches.

