



BEDROOM 5: 5.47m (17'11) x 3.36m (11'0)
Sky light

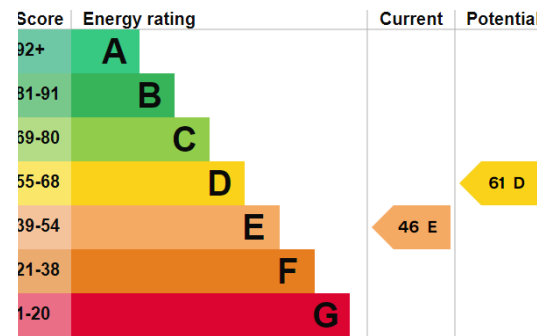
BATHROOM: 2.02m (6'8) x 2.39m (7'10)
Vinyl flooring, tiled walls, pedestal wash hand basin, paneled bath and separate low flush WC

OUTSIDE



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Rates estimation 2024/ 2025- £1501.17

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Offers Over:
£260,000

Viewing: By appointment through agent



**50 Sunningdale Park,
Belfast
BT14 6RW**

028 9068 2777

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- Spacious detached family home
- Three reception rooms
- Fitted kitchen with good range of units
- Five well sized bedrooms
- Excellent gardens surrounding property
- Separate garage



5



3



1



YES



YES

About The Property:

Pinpoint Property are delighted to bring to the market this exceptional family home is located in the highly desired Sunningdale Park, in the heart of the long admired Cavehill suburb of North Belfast. The property comprises on the ground floor a grand entrance hall, two spacious and bright reception rooms, a box room which is ideal for office space and a fitted kitchen with access to the rear of the property. On the first floor there is four bedrooms, family sized bathroom with a separate toilet and access to the second floor and the fifth and final bedroom. Externally the property has a lot to offer with front and rear gardens, side garage and off street parking. The rear of the property boasting a breathtaking unencumbered view over Cliftonville golf course this the icing on the cake and makes this a superb family home suitable for entertaining during the Spring / Summer months! 50 Sunningdale park is situated in an ideal area that offers a short & straightforward commute to Belfast city center as well as being located within easy reach of Cavehill Country Park and other local amenities.



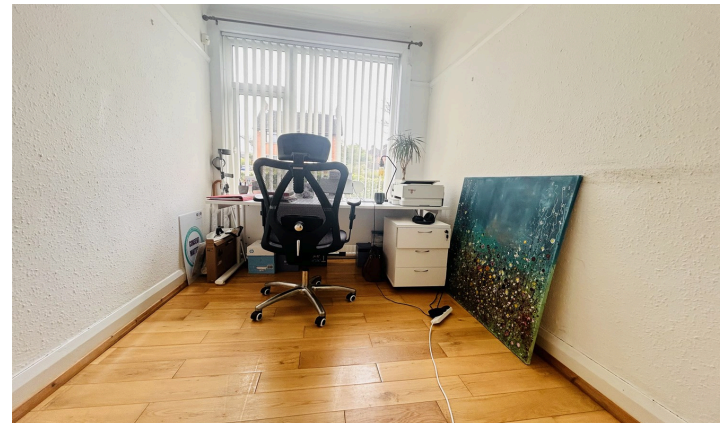
**RECEPTION 1: 4.82m (15'10)
x 4.56m (15')**

Real wood flooring, double glazed bay window



**RECEPTION 2: 4.22m (13'10)
x 4.24m (13'11)**

Real wood flooring, double glazed



**RECEPTION 3: 3.4m (11'2) x
2.1m (6'11)**

Wooden floor, double glazing.



**KITCHEN: 3.48m (11'5)
x 2.4m (7'10)**

High and low level units, stainless steel sink, Formica work tops



BEDROOM 1: 3.62m (11'11) x 4.26m (14')
Double glazed



BEDROOM 2: 2.25m (7'5) x 1.96m (6'5)
Double glazed



BEDROOM 3: 3.03m (9'11) x 2.95m (9'8)
Double glazed



BEDROOM 4: 3.41m (11'2) x 3.72m (12'2)
Double glazed