



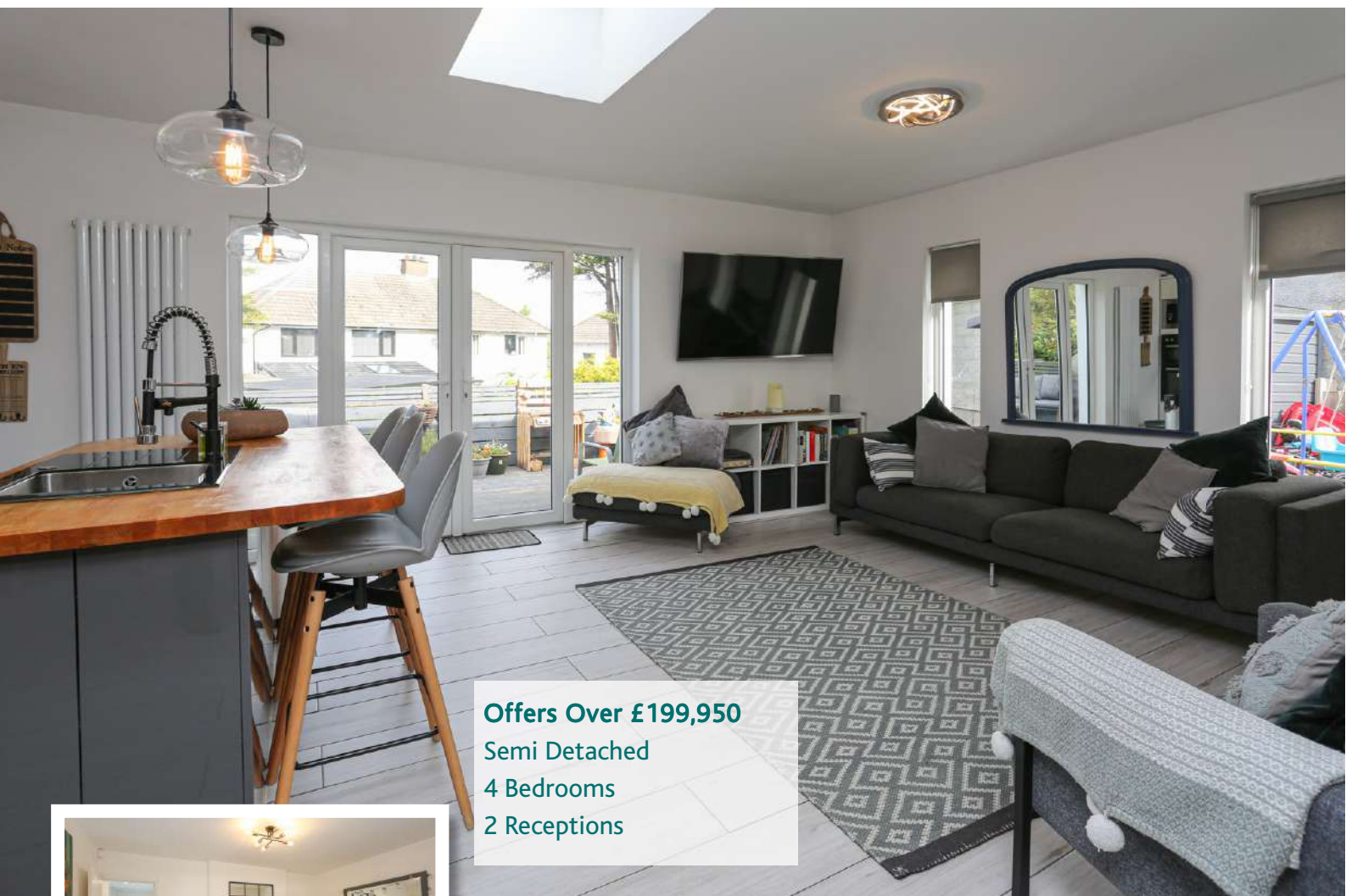
JOHNMINNIS

ESTATE AGENTS &
LETTING SPECIALISTS

5 WOOD END | Hollywood
OFFERS OVER £199,950

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and to Arrange a Viewing**





Offers Over £199,950
Semi Detached
4 Bedrooms
2 Receptions



Property Features

- Semi-detached beautifully presented, extended property
- Family room
- Open plan kitchen/living dining with bespoke fitted kitchen, range of integrated appliances, ample space for dining and living with french doors leading to rear garden
- Office/Bedroom 4
- Ground floor WC
- Three well-proportioned bedrooms to the first floor
- Modern family bathroom
- uPVC double glazing
- Gas Fired Central Heating
- Roofspace
- Enclosed front garden and rear garden laid in lawns and raised decking
- Driveway parking
- Ideally located between Demesne Road and Abbey Ring, only a few minutes walking distance to Sullivan Upper School, Redburn country Park, Holywood golf Club and only 10 minutes' walk to Holywood Town Centre
- Convenient to bus and rail networks for commuting to Belfast and Bangor

Accommodation

Ground Floor

Reception Hall

Downstairs WC & Cloaks

Family Room
13'4" x 10'9"

Bedroom Four/Office
9'10" x 8'6"

Kitchen/Living/Diner
26'3 x 22'2"

First Floor

Bedroom One
13'7" x 11'2"

Bedroom Two
10'8" x 9'10"

Bedroom Three
9'10" x 8'8"

Bathroom

Outside

Driveway Parking

Front Garden

Rear Garden

For more information and photographs regarding the accommodation in this property, please visit:

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This beautifully extended semi-detached four bedroom property is located in a quiet residential cul de sac with an attractive mature rear garden.

Wood End is a particularly sought after address; ideally located within walking distance of Holywood town centre



Directions

Travelling out of Holywood along the Demesne Road, turn right just before the entrance to the Golf Club into Abbots Wood. Take the first on the right into Wood End and No. 5 is on the right hand side. Alternatively travelling along the High Street in the direction of Belfast turn left after Sullivan Upper School into Abbey Ring. Continue to the top and take the first left into Abbots Wood, then take the first left into Wood End.



Viewing

By appointment through agent.

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THE SUNDAY TIMES
THE IRISH TIMES

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		
(21 - 38) F		
(01 - 20) G		
Not energy efficient - higher running costs		
	72	73

North Down / Holywood Branch

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