






A superb period property in an area of consistently high demand near to QUB and the City Centre. Fantastic investment opportunity with a potential rental income of £4000pcm (£48,000 annually). Continual use as a HMO since 1999. Ground floor and first floor shower rooms each with a modern white suite, two additional WCs. Eight generous bedrooms offering extensive and flexible accommodation.

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## Period Elegance & Endless Opportunities!

Boasting an array of well-maintained period features, generous room proportions and extensive accommodation, this magnificent property has been in continual use as a House in Multiple Occupation (HMO) since 1999, making it a fantastic investment opportunity with a potential rental income of £48,000 per annum

The property comprises a fabulous living room with a period fireplace and an attractive bay window, two kitchen areas including a dining area and a separate utility room, ground and first floor shower rooms with two further WCs and eight excellent bedrooms. This property offers generous room proportions, perfect for its current setup as an HMO but also for accommodating a large family or converting into a commercial unit, increasing its versatility and broad appeal. The period features including intricate cornicing and stained glass windows add a touch of elegance and charm to the property, making it truly unique.

Located in a vibrant area of South Belfast near to Queens University, the buzzing areas of Botanic, Stranmillis and the Ormeau Road this property presents an exciting and rare opportunity for an incredible return to an investor or indeed a change of use to a remarkable family home or commercial unit with endless possibilities.

### Your Next Move...

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

To arrange a viewing or for further information contact Michael Chandler Estate Agents on 02890 450 550 or email [property@michael-chandler.co.uk](mailto:property@michael-chandler.co.uk)



**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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