



## 15 Glenbryn Gardens

, Belfast, BT14 7JA

£850

Cairns and Downing are delighted to present to the rental market this spacious 3 bedroom semi-detached in Glenbryn Gardens. The property is located within walking distance to local primary schools and all local shops and amenities including Lidl.

The property itself consists of entrance hall through to a spacious kitchen/dining space and cosy reception. Upstairs there is the family bathroom with shower over bath, a separate WC and 3 double bedrooms.

Rarely does a property of this size become available and early viewing is recommended.

For more information and to arrange a viewing please contact Cairns and Downing on 028 9622 3011.

### Viewing

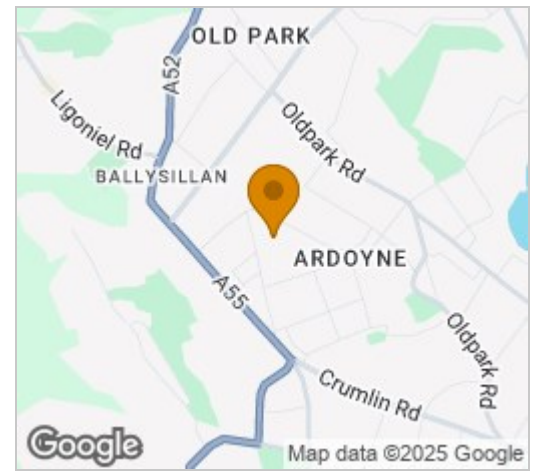
Please contact our Cairns and Downing Office on 02896 223 011 if you wish to arrange a viewing appointment for this property or require further information.



## Floor Plan



## Area Map



## Energy Efficiency Graph

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) <b>A</b>			
(81-91) <b>B</b>			
(69-80) <b>C</b>			
(55-68) <b>D</b>			
(39-54) <b>E</b>			
(21-38) <b>F</b>			
(1-20) <b>G</b>			
Not energy efficient - higher running costs			
<b>Northern Ireland</b>		EU Directive 2002/91/EC	



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.

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