



**EADIE,  
McFARLAND  
& Co**

Est. 1971

ESTATE AGENTS · CHARTERED SURVEYORS · AUCTIONEERS · VALUERS



[www.eadiemcfarland.co.uk](http://www.eadiemcfarland.co.uk)

Issue 1: Sept 17 - Sept 19



# EADIE, McFARLAND & Co

Est.1971

## WHY CHOOSE US?

### History & Track Record

Established in 1971, Eadie McFarland & Co is the longest, established Estate Agency in Co Fermanagh. For over 40 years we have been the trusted choice.

### Qualifications & Knowledge

Walter & William McFarland are both Qualified Members and Regulated Valuers of the Royal Institution of Chartered Surveyors (RICS). We have unrivalled knowledge of the local property market.

### Marketing Innovations & I.T

We pride ourselves on Marketing Innovations that work for our clients. We were the first Agency in Co Fermanagh to have a website, the first to join Property Pal and the first to offer clients Drone photography services. We utilise quality marketing packages, including stunning photos, using appropriate wide angle lens equipment to showcase your property in its finest light.

As the foremost Estate Agency in Co Fermanagh we are a first port of call for local buyers. We generate thousands of hits on our website each month, ensuring your property gets the maximum exposure. Property Pal is the best selling portal for property in Northern Ireland. However, if you wish we can list your property on Zoopla (up front listing fee applies), the second largest portal in the UK. We are the only Estate Agency in Co Fermanagh offering this service.

We receive and respond to enquiries quickly, day and night, through advanced I.T. Solutions - give us a try!



### Local Relationships & Trust

Local relationships and trust are key to deliver you a high quality service. You need to be confident in the advice your Agent provides. Your buyers and prospective buyers will respond much better to trusted Agents and during the conveyance process Solicitors and Surveyors will respond better to trusted Agents. We have a reputation for sales progression from instruction to completion, often once a property is Sale agreed there is still significant delicate negotiation to progress a sale through the survey and conveyance process. Agents that can do this effectively will make a difference.

### Social Media

Social media has opened up a world of opportunities for estate agents and we are keen to utilise it to help market your property. After all, the more places your property appears, the more chance we have of finding a buyer or tenant.

With more than 30% of the UK population logging onto Facebook every day we make sure that local buyers using social networking are likely to come across your property.

### Pro-Active Approach

Our team prides itself on providing a seamless service. We may lead the way in online and e-marketing but without the right people at the heart of our business we couldn't provide the service we do. Our secretarial team has in excess of 40 years' experience between them, they have a keen sense of clients' needs and buyers' requirements and how to promote high quality customer service.

We regularly match buyers with property to suit their requirements, often if they haven't considered or enquired about that particular property. However, we won't waste your time or ours, we don't drag people to properties they aren't interested in and don't provide you with meaningless feedback such as they liked your kitchen, bathroom etc.' We will provide you with important feedback or offers.

T: 028 6632 4831

W: [www.eadiemcfarland.co.uk](http://www.eadiemcfarland.co.uk) | E: [william@eadiemcfarland.co.uk](mailto:william@eadiemcfarland.co.uk)  
34 East Bridge Street | Enniskillen | BT74 7BT



# EADIE, McFARLAND & Co

Est.1971

## WHY CHOOSE US?

### Market Appraisal

Local market knowledge is the key to accurate Valuations.

So, before we even visit your property our experienced valuer will already be aware of the market conditions in your area. We will know the latest prices of similar properties there and how that influences the value of yours.

When we visit, taking details of your property is just the start of our work. We will be looking at any aspects that may affect the value of your property and exploring any minor improvements that could help you achieve the best possible price.

We work in partnership with you, discussing every aspect of the analysis we make, to decide the right price for your home. Our reputation for integrity is important to us. We won't suggest an inflated quote to win your business only to reduce it later. The price range we suggest is the one we believe is right.

Every property is unique and it's vital to tailor the marketing to your specific needs. So we take time to take you through our recommended marketing options and value your input. We back this up with a wealth of information - photos, descriptions, measurements, location maps and Energy Performance Certificates (EPCs) - to give potential buyers all the information they need and of course we always recommend a 'For Sale' Board.

And while printed marketing particulars can only use a limited number of photos, online we typically use between 10 to 15 photos for each listing in order to entice the prospective purchaser to view the property.

We hope to gain your instruction soon. Should you have any queries please do not hesitate to contact Walter or William McFarland.



## Services

- Sales of Residential, Commercial, Agricultural & Development properties.
- Lettings of Residential, Commercial & Agricultural properties.
- Valuations for Lending, Probate, Family Transfer, Tax Planning, SIPP's, Matrimonial & Litigation purposes.
- Property Management, including Rent collection, Pro-active & Re-active repairs & maintenance, complying with statutory requirements for Let property.
- Expert witness court appearances.
- Energy Performance Certificates (Referral).
- Building Structural Surveys & Homebuyers Reports (Referral).



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# EADIE, McFARLAND & Co

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## TESTIMONIALS

### BUYER...

My experience of buying my first building site through Eadie McFarland estate agent was a positive one. William was very helpful and sorted out any complications with simple and easy to understand advice. This helped me get the whole process done quickly and efficiently. I would also add that any of my telephone calls and emails were always answered promptly.

Thank you  
Louise Wiltshire

### LANDLORD...

Eadie McFarland & Co have consistently provided my business with a professional and trustworthy service. Their advice and guidance in relation to purchasing and letting of properties has enabled me to make the right decisions and move my company forward with confidence. I see them as a tangible asset to my business.

Gareth Reihill (Reihill Properties Ltd)

### SELLER...

I have marketed property for sale and to let with Eadie McFarland & Co and have always found them to provide a professional and seamless service throughout. I would be happy to recommend their agency to sellers, buyers and landlords.

Regards  
Desi Reid



### SELLER...

I chose Eadie McFarland & Co to sell my home because they were so enthusiastic and passionate about it. I felt these were the people I wanted to showcase my home. Throughout the process I was kept well informed and updated almost daily. I was really happy with the service we received and would have no hesitation in using them again.

Sonya Johnston

### SELLER...

Dear William,

In regards to the recent sale of our house we would like to thank you and the team. Everyone we dealt with have been very helpful and friendly. The advice and knowledge which was shared with us has been welcomly received. We feel we were kept well informed throughout the selling process and we would definately recommend Eadie McFarland & Co in the future.

Thank you again for your time and expertise.

Neville and Roisin McKinley

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E: [cmmanagement@btinternet.com](mailto:cmmanagement@btinternet.com)

33 Colebrooke Park Road, Killarbran, Brookeborough, Co. Fermanagh, BT75 0SW

## RECOMMENDED LOCAL BUSINESSES

BUSINESS NAME	BUSINESS TYPE
A.F Garden Machinery	Garden Machinery Sales & Service
Annan Interiors	Interior Design - Furniture, Lighting & Fabric
Brady Insurance	Insurance
CM Construction	Construction
Colin Craig Energy Assesor	Energy Assesor and EPC
Creighton's of Lisbellaw Ltd	Hardware & Building Supplies
Elite Glaze	uPVC & Glazing Windows and Doors
Falls & Hanna Solicitors	Solicitors
Flame Fireplaces	Fireplaces and Stoves
Flynn Flooring & Tiles	Hardwood Flooring & Tiles
Killyhevlin Lakeside Hotel & Lodges	Hotel and Lodges
Kingston Carpets	Carpets & Flooring
McGovern Kitchen Design	Kitchens
Rahoran Ltd	Builders
Studio Forty Four	Architectural Services
The Burrendale Day Nursery	Nursery
Timoney Kitchens	Granite & Quartz Worktops
Timoney Tiles	Tiles / Bathrooms / Wooden Floors

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Please contact us at:

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24 East Bridge Street | Enniskillen  
County Fermanagh

T: 028 6632 2009

Fivemiletown Office  
125 Main Street | Fivemiletown  
County Tyrone

T: 028 8952 1234

W: [www.fallsandhanna.com](http://www.fallsandhanna.com) | E: [info@fallsandhanna.com](mailto:info@fallsandhanna.com)



# RAHORAN LTD



Rahoran LTD was founded by Stephen Kirkpatrick who has over 15 years experience in the construction industry. At Rahoran, the team pride themselves on being small enough to care and large enough to deliver complex commercial and industrial projects.

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- Floor Renovation & Restoration
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Located on the beautiful banks of Lough Erne, adjacent to the Killyhevlin Lakeside Hotel, our collection of 14 larch wood log panelled Lakeside Lodges, a unique self-catering style experience for visitors to The Fermanagh Lakelands.

All lodges are of a contemporary style, with luxurious interiors, designed for open plan living. Each lodge features two ensuite bedrooms, lounge and kitchen.

## Welcome to Killyhevlin Lakeside Hotel & Lodges



Beautiful gardens and terraces, with spectacular views of Lough Erne, make the Killyhevlin Lakeside Hotel perfect for both photography and champagne receptions which lends itself to an air of romance. The lavish Lisgoole Suite sets the stage for a truly elegant and stylish wedding at the best Northern Ireland wedding venue around...

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## THE DIFFERENCE IS.....

McGovern Kitchen Design was established in 1985 by Fintan McGovern. Fintan has grown his business from humble beginnings, working solo designing, manufacturing and fitting kitchens and bedrooms himself.

Over the years the business has expanded on its reputation for quality workmanship and first class personal design service, providing our customers with an exact specification and measurements. These two factors are what make McGovern Kitchen Design different.

Personal service is at the core of our business. All our clients meet Fintan for a personal consultation and he is involved in every kitchen we produce. When you visit our showroom, Fintan and his staff will give you all the attention you require.

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- Outdoor Play Area



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We also have after school holiday clubs and 3 outdoor play areas for children aged 4 to 12 years.



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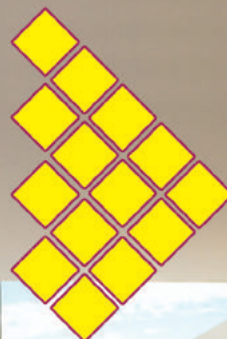


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