



71 Ballyhalbert Gardens , Bangor, BT19 1SE

If you're looking for an affordable home with the potential to add value through basic improvements, then look no further than 71 Ballyhalbert Gardens, Bangor.

The property offers 3 bedrooms, all with built in storage, a family bathroom, a lounge, with multi fuel stove, a kitchen/diner and a utility area to the rear. It benefits from uPVC double glazing and oil fired central heating.

Externally there are pleasant gardens in lawn to front and side plus an enclosed yard to the rear with access to the communal parking area beyond.

The property would benefit from some modernisation and redecoration but has been priced accordingly. We recently sold a similar modernised property in the area for over £130,000 so there is plenty of scope to add value to this home.

Offers Around £115,000

71 Ballyhalbert Gardens

, Bangor, BT19 1SE



- Spacious end of terrace home
- Kitchen/diner
- uPVC double glazing - Oil fired central heating
- Please see our website for full details
- 3 bedrooms
- Bathroom
- Garden in lawn to front
- Lounge with multi fuel stove
- Utility area
- Enclosed yard to rear with parking beyond

Entrance

Hallway

Lounge

14x11'8 (4.27mx3.56m)

Kitchen/Diner

14x13'10 (4.27mx4.22m)

Utility Area

6x6'9 (1.83mx2.06m)

First Floor Landing

Bathroom

8'9x5 (2.67mx1.52m)

Bedroom 1

11'7x14 (3.53mx4.27m)

Bedroom 2

11'10x8'7 (3.61mx2.62m)

Bedroom 3

9'5x11 (2.87mx3.35m)

Outside

Tenure

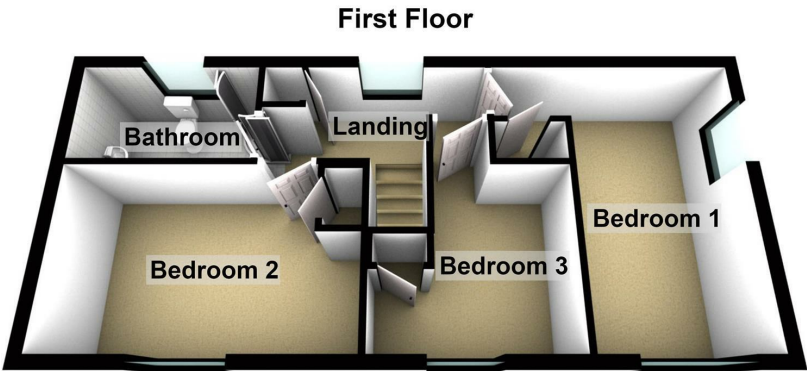
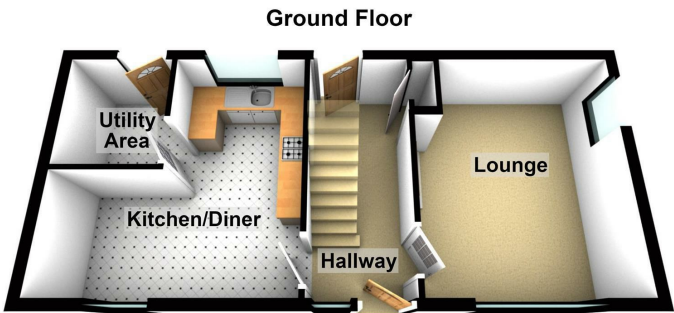
Property misdescriptions



Directions



Floor Plan



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 firms employment has the authority to make or give any representation or warranty in respect of the property.

Energy Efficiency Rating			Environmental Impact (CO ₂) Rating		
	Current	Potential		Current	Potential
Very energy efficient - lower running costs			Very environmentally friendly - lower CO ₂ emissions		
(92 plus) A			(92 plus) A		
(81-91) B			(81-91) B		
(69-80) C			(69-80) C		
(55-68) D			(55-68) D		
(39-54) E			(39-54) E		
(21-38) F			(21-38) F		
(1-20) G			(1-20) G		
Not energy efficient - higher running costs			Not environmentally friendly - higher CO ₂ emissions		
Northern Ireland	EU Directive 2002/91/EC		Northern Ireland	EU Directive 2002/91/EC	