



3 Tudor Avenue, Jordanstown, BT37 0RS

Offers Over £379,950

- Detached bungalow with roofspace conversion
- 2 Reception rooms plus study
- Modern white bathroom suite
- Utility Room
- Garage
- 4 Bedrooms (one with ensuite shower room)
- Modern fitted kitchen with casual dining area
- Gas fired central heating/ Double glazing in uPVC frames
- Adaptable accommodation
- Cul de sac in prime location

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Ideally positioned just off Circular Road in the highly sought-after area of Jordanstown, this attractive four-bedroom detached bungalow offers versatile and adaptable accommodation, perfectly suited to a range of lifestyles and requirements. The property also benefits from a converted roofspace, providing valuable additional space that can be tailored to suit individual needs, whether for bedrooms, home working, hobbies or family use. With its flexible layout, this home would make an excellent retirement property, offering comfortable single-level living while providing ample space for visiting family and friends. In particular, the generous accommodation is ideal for those with family living overseas who require comfortable space when visiting. Conveniently located close to Jordanstown Train Station and the amenities of Whiteabbey Village, this is a superb opportunity.



Council Tax Band: Northern Ireland



Ground Floor

Reception Hall

Solid wood flooring, uPVC front door

Lounge/ Dining Room

29'1 x 12'4

Solid wood flooring, feature fireplace with gas fire

Kitchen

18'9 x 8'10

Modern fitted kitchen with range of high and low level units, round edge worksurfaces, ceramic sink unit with mixer tap, built in hob, built in oven, stainless steel extractor fan, open plan to:

Sunroom

9'4 x 7'11

Utility Room

6'7 x 5'10

Gas boiler, plumbed for washing machine, stainless steel sink unit, door to rear

Study

8'11 x 6'4

Bedroom (1)

16'0 x 10'10 (at max)

Including built in wardrobes

Ensuite Shower Room

Low flush W/C, vanity unit with twin drainer, shower unit with electric shower

Bedroom (2)

15'5 x 9'10

Plus built in wardrobe

White Bathroom Suite

Low flush W/C, pedestal wash hand basin, built in bath unit, heated towel rail, glazed shower unit with electric shower, tiling, ceramic tiled flooring, heated towel rail, hot press

First Floor

Landing

Bedroom (3)

11'6 x 11'2

Eve storage, Velux window

Bedroom (4)

12'5 x 9'7

Shower Room

Low flush W/C, pedestal wash hand basin, corner glazed shower unit with electric shower

Outside

Front in driveway

Rear in mature lawn, mature plants, trees and shrubs

Attached Garage

Disclaimer/ Additional Information

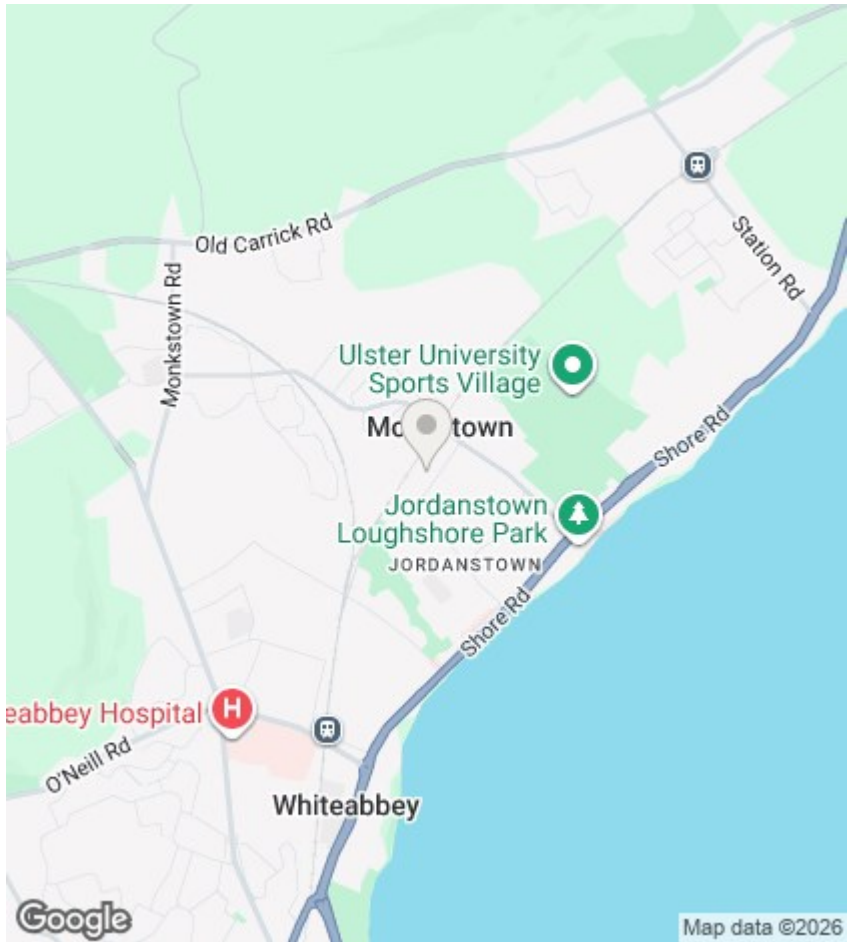
The information contained within these particulars is intended as a guide only. Although prepared with care, its accuracy cannot be guaranteed and it does not form part of any contract. Interested parties should rely on their own enquiries and seek professional advice where necessary. We are happy to provide clarification on any specific points upon request. All measurements are given as approximate. Fixtures, fittings, and appliances have not been tested, and no warranty is offered regarding their condition or operation. Photographs are for illustrative purposes only and should not be assumed to represent items included in the sale unless specifically stated.

Tenure - Leasehold Broadband & mobile checker for Northern Ireland

<https://www.nidirect.gov.uk/services/broadband-and-mobile-checker>

Flooding maps for Northern Ireland

<https://www.nidirect.gov.uk/information-and-services/your-neighbourhood-roads-and-streets/flooding-your-area> Please note the information contained within these particulars is intended as a guide only. Although prepared with care, its accuracy cannot be guaranteed and it does not form part of any contract. Interested parties should rely on their own enquiries and seek professional advice where necessary. We are happy to provide clarification on any specific points upon request. All measurements are given as approximate. Fixtures, fittings, and appliances have not been tested, and no warranty is offered regarding their condition or operation. Photographs and floor plans are for illustrative purposes only and should not be assumed to represent items included in the sale unless specifically stated.



Directions

Viewings

Viewings by arrangement only. Call 028 90 800 000 to make an appointment.

EPC Rating:

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

Ground Floor

