



51 Beechcroft Park , Newtownards, BT23 8QL

This semi detached property is still undergoing clearance so please note that our photos have been edited to show how it would look without any personal effects. The best way to get a feel for this home is to arrange a personal viewing accompanied by a member of our staff. It has loads of potential and is keenly priced to reflect that.

The property offers 3 first floor bedrooms and a family bathroom whilst the ground floor provides a lounge, kitchen and separate dining room. It benefits from uPVC double glazing & fascia and Phoenix gas central heating.

Externally there is a detached garage with generous concrete driveway, a lawned garden to the front and a fully enclosed garden to the rear (this includes a raised patio that has been started but not completed).

Generally it just needs redecoration, new floor coverings, renovation or replacement of the kitchen and bathroom and a good tidy up to create a genuinely practical home, ideal for a first time buyer with the relevant trade contacts or a family buyer.

Offers Around £159,950

51 Beechcroft Park

, Newtownards, BT23 8QL



- Semi detached home in need of refurbishment
- Kitchen
- uPVC double glazing & fascia - Phoenix gas central heating
- Please see our website for full details
- 3 bedrooms
- Dining room with patio doors to rear garden
- Detached garage with concrete driveway
- Lounge with Scrabo stone "mock" fireplace
- Bathroom
- Gardens in lawn front & enclosed to rear

Entrance

Porch

6'2x5'3 (1.88mx1.60m)

Lounge

18'7x12'9 (5.66mx3.89m)

Kitchen

10'6x9'2 (3.20mx2.79m)

Dining room

10'8x9'2 (3.25mx2.79m)

Landing

Bathroom

7'5x6'1 (2.26mx1.85m)

Bedroom 1

10'10x10'8 (3.30mx3.25m)

Bedroom 2

11'1x9'1 (3.38mx2.77m)

Bedroom 3

9'2x7'10 (2.79mx2.39m)

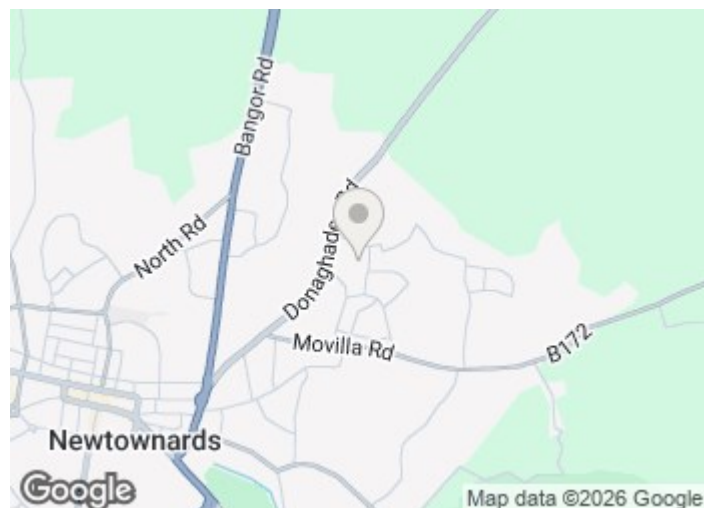
Detached garage

21'6x11'2 (6.55mx3.40m)

Outside

Tenure

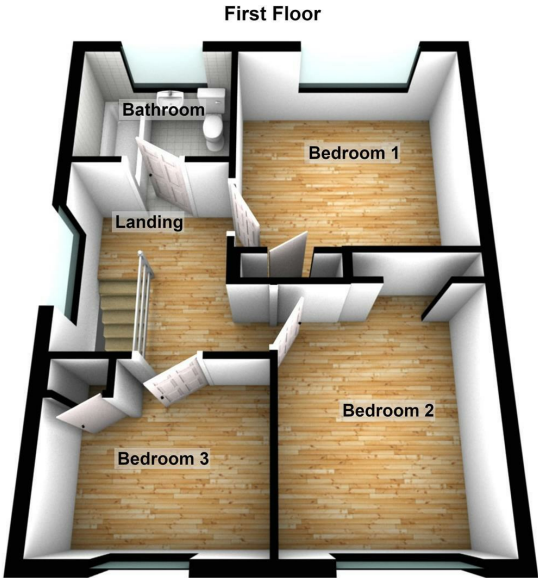
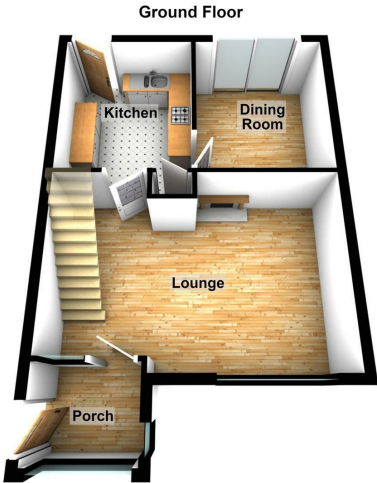
Property misdescriptions



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