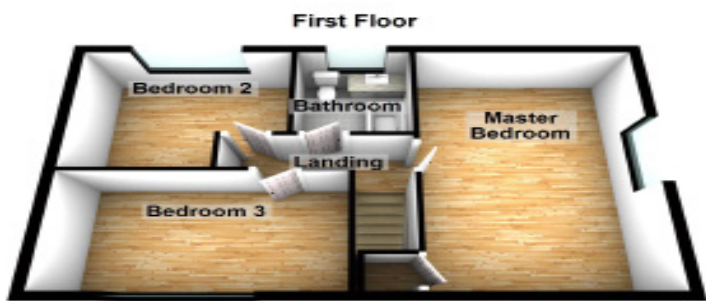
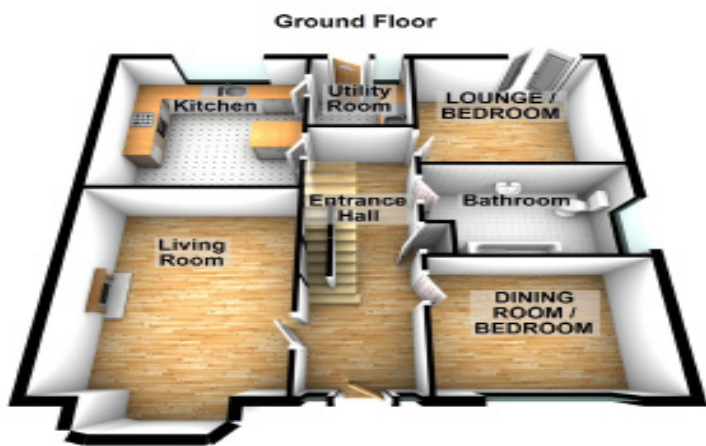


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PROPERTY ESTATES



These particulars are given on the understanding that they will not be construed as part of a contract or lease. Whilst every care is taken in compiling the information, we give no guarantee as to the accuracy thereof and prospective purchasers are recommended to satisfy themselves regarding the particulars. We have not tested any heating or electrical systems

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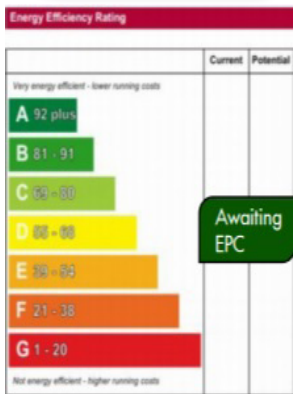
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PROPERTY ESTATES



2 Stratford Avenue, Bangor
Offers Over - £169,950

- Semi Detached Family Home
- Five Bedrooms/One Reception Room
- Four Bedrooms/Two Receptions
- Fitted Kitchen & Utility Room
- Ground Floor Bathroom Suite
- First Floor Bathroom Suite
- uPVC Double Glazing
- Oil Fired Central Heating
- Front & Rear Lawn Gardens
- Driveway to rear for Parking



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Ground Floor

Entrance Hallway (21' 07" x 6' 02")

Access via a uPVC and glazed Door; bright and spacious with three built-in storage Cupboards.

Living Room (15' 08" x 11' 09")

Front aspect Reception Room, bright and spacious with a feature bow bay window.

Bedroom 4 / Dining Room / Lounge (11' 06" x 9' 09")

Front aspect, currently being used as a Bedroom but can be used as a second reception room. Complete with Laminate Wooden Flooring.

Bathroom (11' 05" x 7' 09")

Three-piece Suite comprising a Pedestal Wash Hand Basin, a Bath and a Low Flush W.C. Complete with fully Tiled Walls and Flooring and a heated Wall Radiator.

Lounge / Bedroom 5 (11' 06" x 11' 01")

Rear aspect reception Room, currently being used as a double Bedroom. Complete with Laminate Wooden Flooring. uPVC and Glazed double Doors provide access to the Rear.

Kitchen (13' 04" x 11' 10")

Fitted Kitchen with a range of high- & low-Level Units with complimentary Roller Edge Worktops, Integrated eye level Microwave and Oven, a Bosch Four Ring Ceramic Hob and a 1 & 1/2 Bowl Sink & Drainer Unit. Complete with Tiled Flooring and part Tiled Walls. Access to:

Utility Room (8' 04" x 6' 01")

Range of high- and low-level Units with complimentary Roller Edge Worktops, Plumbed for a Washing Machine and a Stainless-Steel Sink / Drainer Unit. Complete with Tiled Flooring and part Tile Walls. Access to rear.

First Floor

Landing (9' 02" x 2' 11")

Access to roof space and hot press.

Master Bedroom (18' 11" x 11' 07")

Dual aspect double Bedroom with Solid Wooden Flooring and access to built-in Storage.

Bedroom Two (11' 09" x 10' 05")

Rear aspect double Bedroom complete with Laminate Wooden Flooring.

Bedroom Three (11' 09" x 8' 00")

Front aspect double Bedroom complete with Laminate Wooden Flooring.

Bathroom (7' 01" x 6' 01")

Three-piece suite comprising a corner s Bath with a Triton Electric Shower; a W.C. and a Wash Hand Basin with a Vanity Units under. Complete with part Tiled / part Wood Panel Walls and Spotlights.

Outside

Front

A mixture of a Lawn Garden and Flowerbeds.

Rear

There is a Fence enclosed Garden ideal for Entertaining or Relaxing and a Gate providing access to the Driveway.

