



34 CENTRAL AVENUE

Bangor BT20 3AF

- Penthouse Apartment
- 2 Bedrooms
- Pleasing Kitchen
- Comfortable Lounge Area
- White 3 Piece Bathroom suite
- Double Glazing/Gas Fired Central Heating System
- Allocated Car Parking Space in Basement Area
- City Centre Convenience

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		81	83
		EU Directive 2002/91/EC	

Offers Over £125,000

34 Central Avenue

, Bangor, BT20 3AF



ACCOMMODATION

ENTRANCE PORCH

Wooden laminate flooring.

ENTRANCE HALL

Wooden laminate flooring. Single panel radiator. Built-in cupboard with shelving. Separate built-in cupboard with wall mounted gas boiler and light point.

OPEN PLAN KITCHEN /LOUNGE

19'3" max x 10'8" max (5.87m max x 3.25m max)

KITCHEN AREA

High and low level units with roll edge work surfaces. Stainless steel sink unit with mixer tap. Extractor

fan. Integrated 4 ring gas hob and electric oven. Plumbed for washing machine. Tiled floor. Part tiled walls. Ceiling downlighters.

LOUNGE AREA

White uPVC double glazed windows. Wooden laminate flooring. Double panel radiator. Ceiling downlighters.

BEDROOM 1

10'7" x 10'0" (3.23m x 3.05m)
White uPVC double glazed windows. Double panel radiator.

BEDROOM 2

10'7" x 8'9" (3.23m x 2.67m)
White uPVC double glazed windows. Double panel radiator.

BATHROOM

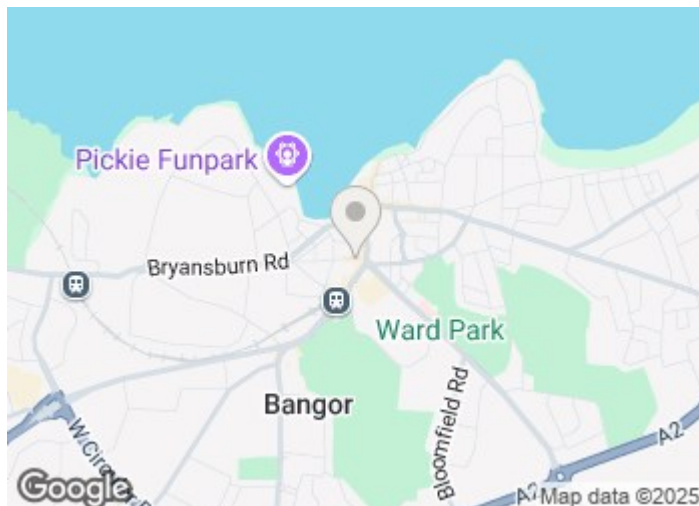
White suite comprising: Panelled bath with mixer taps and shower over. Shower screen. Low flush W.C. Pedestal wash hand basin. Tiled floor. Part tiled walls around bath. Single panel radiator. White uPVC double glazed windows.

OUTSIDE

Allocated car parking space in basement area.. Basement area accessed via a roller shutter door.

MANAGEMENT CHARGE

To Be Confirmed.

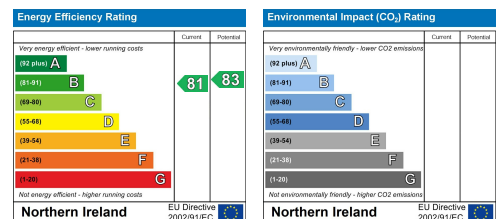


Directions



Floor Plan

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