

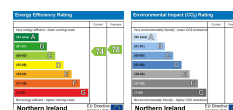


### 2 Lyndhurst Court

Bangor, BT19 1AP

Offers in the region of

**£99,950**





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Well presented ground floor apartment located in the desirable Lyndhurst Court, Bangor, specifically designed for those aged 55 and over. This property offers a perfect blend of comfort and convenience, making it an ideal choice for individuals seeking a peaceful yet accessible living environment.

Lyndhurst Court boasts excellent communal facilities, including beautifully maintained lawns, a communal lounge for social gatherings, and a laundry room for your convenience. Additionally, there is ample parking available for both residents and visitors, ensuring that you and your guests can come and go with ease. For those occasions when you have guests staying over, a guest bedroom is available upon request.

The apartment comprises of a spacious lounge complete with direct access to a lovely patio area, perfect for enjoying the fresh air and sunshine. There is a fitted kitchen and one generously sized bedroom, there is also a good sized shower room.

The location of this apartment is particularly advantageous, as it is situated close to a Springhill shopping centre and transport links, making it easy to access all the amenities you may require.

Contact our Bangor branch to arrange your viewing.

## Communal Entrance Hall

Lift access, communal laundry room, communal lounge area, guest bedroom and managers office.

## Entrance Hall

Large walk in Storage cupboard.

## Lounge 16'4" x 10'8" (4.98 x 3.26)

Sliding patio doors to patio area.

## Kitchen 10'0" x 7'9" (3.07 x 2.37)

High and low level units, space for fridge freezer, space for cooker, extractor hood, single drainer stainless steel sink unit with mixer tap, part tiled walls.

## Bedroom 13'8" x 10'0" (4.18 x 3.07)

## Shower Room 7'9" x 6'7" (2.37 x 2.06)

Hot press, corner shower, pedestal wash hand basin, low flush WC, part tiled walls.

## External

Communal lawns, communal parking and resident parking.

## NB

Approx service charge £1225 per annum



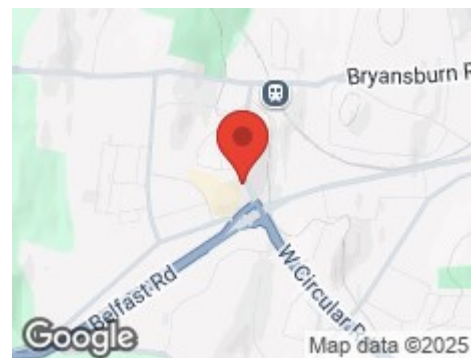
Road Map



Hybrid Map



Terrain Map



## Floor Plan

### VIEWING STRICTLY BY APPOINTMENT WITH OUR OFFICE

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