



 **JOHNMINNIS**
ESTATE AGENTS &
LETTING SPECIALISTS

16 BALLYHOLME ESPLANADE | Bangor, BT20 5LZ
OFFERS AROUND £384,950

The Property

Located on the highly sought after and prestigious Ballyholme Esplanade in Bangor, here is an ideal opportunity to purchase an attractive mid terrace property with stunning views over Ballyholme Bay, Irish Sea, Belfast Lough, Antrim coastline and beyond. An area of great demand, this property is sure to create instant interest to a wide range of prospective purchasers including professionals and families.

Benefitting from a fabulous extension, the superb modern fitted kitchen with quartz worktops, which is open plan to a fantastic family area with built-in shelving and sliding patio doors onto the rear garden, this is undoubtedly the room of the house. There is also a living room with attractive carved fireplace and open fire which is open plan to dining area on the ground floor. Upstairs this fine property is further enhanced by having four well proportioned bedrooms evenly distributed over two floors, including a master bedroom with stunning views and luxury en suite bathroom with four piece white suite. There is also a first floor shower room.

Outside there is a delightful fully enclosed courtyard which is an ideal space to take in the beautiful views. There is also an easily maintained fully enclosed rear garden with southerly aspect which is perfect for outdoor entertaining or children at play. Other benefits include Phoenix Gas heating and uPVC double glazed windows.

There are many amenities available within this popular location including Ballyholme beach, esplanade, shops, cafes, restaurants and schools and Bangor town centre is also close at hand. We can recommend a viewing at your earliest opportunity so as to appreciate it in its entirety.

Property Features

- Attractive Extended Mid Terrace Property in Highly Sought After Popular Ballyholme Location
- Stunning Views Over Ballyholme Bay, Belfast Lough, Antrim Coastline and Beyond
- Living Room with Attractive Fireplace and Open Fire, Open Plan to Dining Area
- Superb Modern Fitted Kitchen with Quartz Worktops, Open Plan to Extended Family Area with Open Aspect to Rear Garden
- Four Well Proportioned Bedrooms Evenly Distributed Over Two Floors
- Master Bedroom with Stunning Views and Luxury En Suite Bathroom with Four Piece White Suite
- Bedroom Two with Stunning Sea Views
- First Floor Shower Room with White Suite
- Fully Enclosed Front Courtyard which is Ideal for Taking in the Views



Offers Around £384,950
Mid Terrace
4 Bedrooms
2 Receptions

Property Features

- Low Maintenance Fully Enclosed Rear Garden with Southerly Aspect, Perfect for Outdoor Entertaining or Children at Play
- Phoenix Gas Heating
- uPVC Double Glazed Windows
- Wide Ranging Appeal to a Host of Potential Purchasers
- Early Viewing Essential
- Many Amenities Close by Including Ballyholme Beach and Village, Esplanade, Shops, Cafes, Restaurants, Schools and Bangor Town Centre
- Early Viewing Essential

Accommodation

Ground Floor

Enclosed Entrance Porch

Reception Hall

Living Room
Open Plan to
Dining Room
10'11" x 27'8"

Superb Modern
Fitted Kitchen
Open Plan To
Extended Family
Area
28'9" x 15'3"

First Floor

Landing

Master Bedroom
15'0" x 12'8"
En Suite
Bathroom

Bedroom Four
10'6" x 8'8"

Shower Room
12'10" x 9'1"

Bathroom

Second Floor

Landing

Bedroom Two
15'0" x 12'8"

Bedroom Three
11'0" x 9'5"

For more information and photographs regarding the accommodation in this property, please visit:

johnminnis.co.uk









