



55 Elmwood Drive, Bangor, BT20 3LJ

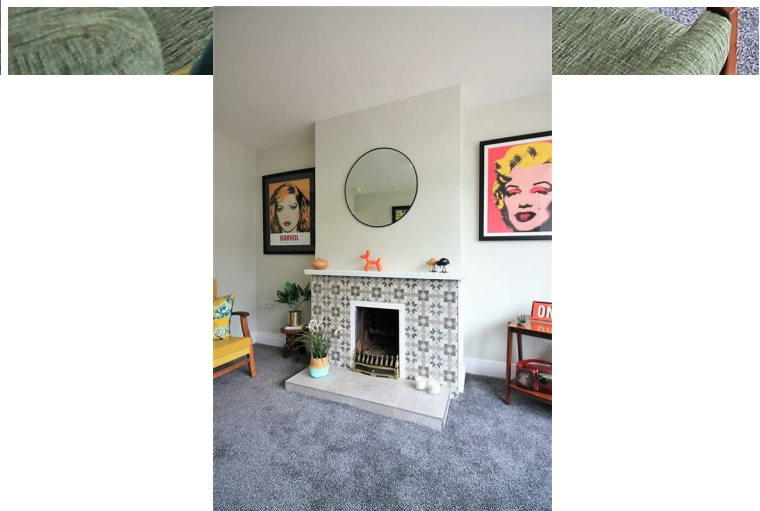
- Recently Renovated Mid Terrace
- Lounge; Open Fire
- Deluxe Fully Tiled Bathroom
- PVC Double Glazing
- Convenient Location
- Two Well Proportioned Bedrooms
- Modern Fitted High Gloss Kitchen
- Oil Fired Central Heating
- Low Maintenance Gardens Front And Rear
- Ideal First Time Buy / Buy To Let Investment Alike

Offers Over £99,950

EPC Rating D



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PROPERTY DESCRIPTION

ACCOMMODATION

ENTRANCE HALL

PVC double glazed front door. Stairwell to first floor.

LOUNGE widest points

Bow bay window to front elevation. Open fire in tiled fireplace with contrasting tiled hearth.

KITCHEN 14'0" x 6'6"

Modern fitted high gloss kitchen with range of high and low level storage units and contrasting wood grain effect melamine work surface. Integrated touch screen ceramic hob with stainless steel extractor hood over.

Integrated oven. Space for fridge freezer. Plumbed for automatic washing machine. Splash back tiling to walls. Tiled floor. Access to under stairs store. Hardwood glass panelled door to rear garden/yard.



FIRST FLOOR

LANDING

Access to roof space.

BEDROOM 1 widest points

Fitted wardrobes with sliding doors.

BEDROOM 2 widest points

Access to hot press.

DELUXE FULLY TILED BATHROOM

Contemporary, white three piece suite comprising panelled bath, vanity unit and WC. Electric shower and folding shower screen over bath.

EXTERNAL

Low maintenance front garden finished in decorative stone.

Tiled entrance canopy.

Low maintenance rear garden/yard finished in concrete.

Timber store with oil fired central heating boiler.

PVC oil storage tank.

External lighting.

Outside tap.

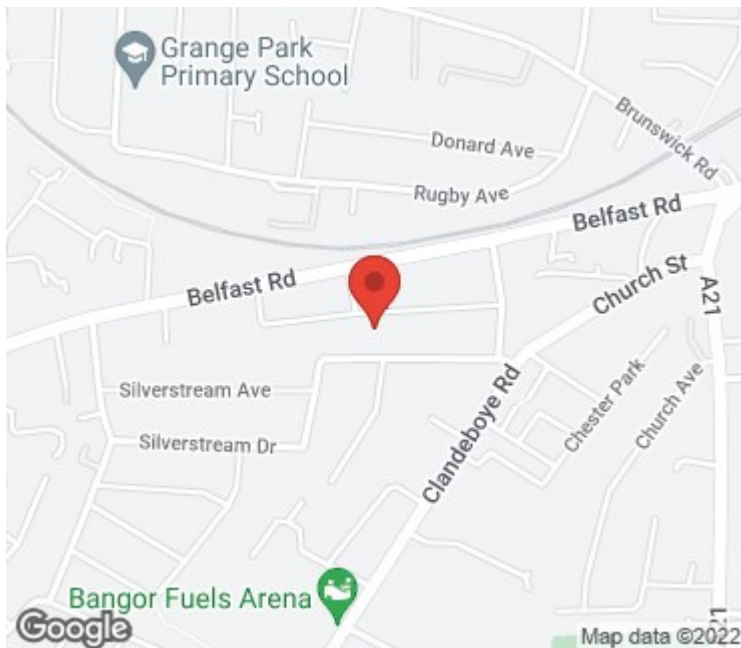
IMPORTANT NOTE TO ALL POTENTIAL PURCHASERS

Please note that we have not tested the services or systems in this property. Purchasers should make/commission their own inspections if they feel it is necessary.





Immaculately presented, recently renovated, two bedroom mid terrace property with low maintenance gardens front and rear, located within the popular and conveniently positioned Elmwood Drive, situated off Belfast Road, Bangor. The property comprises entrance hall, lounge with open fire, modern fitted high gloss kitchen, two well proportioned first floor bedrooms, and deluxe fully tiled bathroom with contemporary, white three piece suite. Externally the property enjoys low maintenance front garden finished in decorative stone, timber store with oil fired central heating boiler, and low maintenance rear garden/yard finished in concrete. Other attributes include oil fired central heating, PVC double glazing and convenient location. Ideal first time buy / buy to let investment alike. Early viewing highly recommended to avoid disappointment.



Energy Efficiency Rating

	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D	61	69
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
Northern Ireland	EU Directive 2002/91/EC	

Agents Note: Whilst every care has been taken to prepare these sales particulars, they are for guidance purposes only. All measurements are approximate are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers are advised to recheck the measurements

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