

# **BANGOR BRANCH**

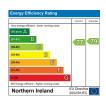
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**60 MARQUIS MANOR, BANGOR, BT20 3PJ** 







From first time purchase to weekend bolthole, makes this first floor apartment an ideal purchase to a number of potential buyers. Compact easily managed accommodation with relatively low overheads will appeal to those with a busy lifestyle on a limited budget, who could appreciate the potential of a cosy comfy crash pad in which to escape the stress of the day. With multiple retail shopping close to hand and the appeal of a well matured, attractive residential location, makes this purchase a great opportunity at a more than appealing price. Go for it, as a second chance may be a long time in coming



# **Key Features**

- · First Floor Apartment
- · 2 Bedrooms
- · Spacious Lounge / Dining Area
- · Oak Kitchen
- · uPVC Double Galzing
- · White Bathroom Suite
- · Phoenix Gas Heating System
- · Immediate Possession





### **ACCOMMODATION**

#### **ENTRANCE PORCH**

Built in cloaks cupboard. Laminated wood floor.

#### **ENTRANCE HALL**

Laminated wood floor. 8 pane double doors with bevelled glass in

## LOUNGE / DINING AREA

22'10" x 17'2" narrowing to 9'6" Open fireplace with tiled surround and hearth.. Mahogany mantel.

## **KITCHEN**

10'11" x 6'2"

Range of high and low level cupboards and drawers with roll edge work surfaces. Extractor hood with integrated fan and light. Single drainer stainless steel sink unit with mixer tap. Plumbed for washing machine. Part tiled walls. Ceramic tiled floor.

### **BEDROOM 1**

11'9" x 9'9"

# **BEDROOM 2**

11'8" x 8'5"

#### **BATHROOM**

White suite comprising panelled bath with mixer tap and telephone shower attachment. Pedestal wash hand basin. W.C. Tiled walls. Ceramic tiled floor. Built in extractor fan.

# **OUTSIDE**

Communal Gardens. Allocated car parking space. Management Fee £594.00 per annum.

# Management Fee

Management Fee: £594.00 per annum approximately.





Questions you may have. Which mortgage would suit me best?

How much deposit will I need? What are my monthly repayments going to be? To answer these and other mortgage related questions contact Partner Jonathan Collins on .

Your home may be repossessed if you do not keep up repayments on your mortgage.

We DO NOT charge for initial mortgage consultations. We may charge a fee on completion depending on circumstances. Our typical fee is £250, however, please confirm with Mortgage Consultant at time of appointment. 17924039

Please note that we have not tested the services or systems in this property. Purchasers should make/commission their own

ANDERSONSTOWN 028 9060 5200

BALLYHACKAMORE **BALLYMENA** 028 2565 7700

**BALLYNAHINCH** 028 9756 1155 **BANGOR** 028 9127 1185

CARRICKFERGUS 028 9336 5986

**CAUSEWAY COAST** 0800 644 4432 **CAVEHILL** 028 9072 9270 DOWNPATRICK

028 4461 4101

FORESTSIDE 028 9064 1264 GLENGORMLEY **MALONE** 028 9066 1929

**NEWTOWNARDS** 028 9181 1444 RENTAL DIVISION 028 9070 1000



