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**21 Crosby Street**

Bangor  
BT20 5EE

**Offers In Region Of £130,000**

## 21 CROSBY STREET, BANGOR, BT20 5EE

- Well presented mid-terrace property
- Lounge / dining area
- Modern fitted kitchen
- Two bedrooms
- Spacious bathroom
- Convenient location close to the city centre, Marina and coastal walks
- Enclosed rear garden and patio area
- Gas fired central heating
- Ideal opportunity for a first time buyer or investor
- Contact the office to arrange your viewing

### Property Description

This well-presented mid-terrace property features an open plan lounge / dining area, modern fitted kitchen, two bedrooms and a spacious bathroom. The property also provides a covered storage area that leads to an enclosed rear garden and patio area.

The convenient location allows easy access to the city centre, coastal walks and transport links. This is a great opportunity for a first time buyer or buy to let investor.

Contact the office to arrange your viewing.

### Property Comprises

#### ENTRANCE PORCH

#### LOUNGE 20' 4" x 12' 2" (6.2m x 3.71m)

Feature open fireplace; double panel radiator; single panel radiator.

#### KITCHEN 12' 1" x 6' 10" (3.68m x 2.08m)

Excellent range of high and low level units with drawers and complementary work surfaces; electric range cooker with a five-ring ceramic hob and under oven; Belfast Sink; recess for fridge / freezer; plumbed for washing machine; access to covered storage area and garden;

#### FIRST FLOOR LANDING

Access to roof space.



**BEDROOM 1 12' 0" x 10' 11" (3.66m x 3.33m)**

Built-in cupboard with gas boiler; double panel radiator.

**BEDROOM 2 12' 2" x 6' 11" (3.71m x 2.11m)**

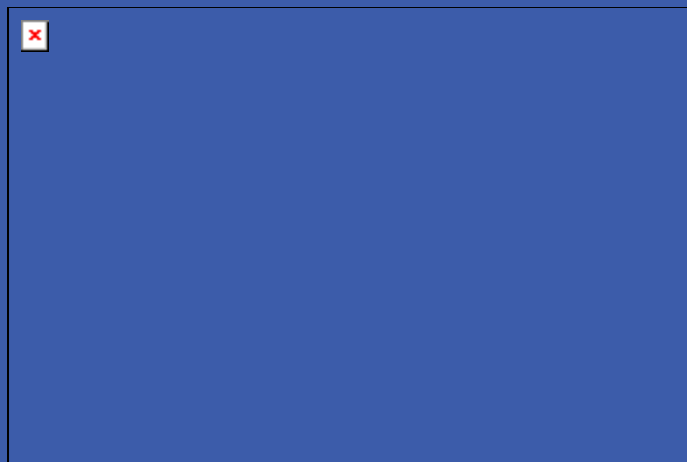
Single panel radiator.

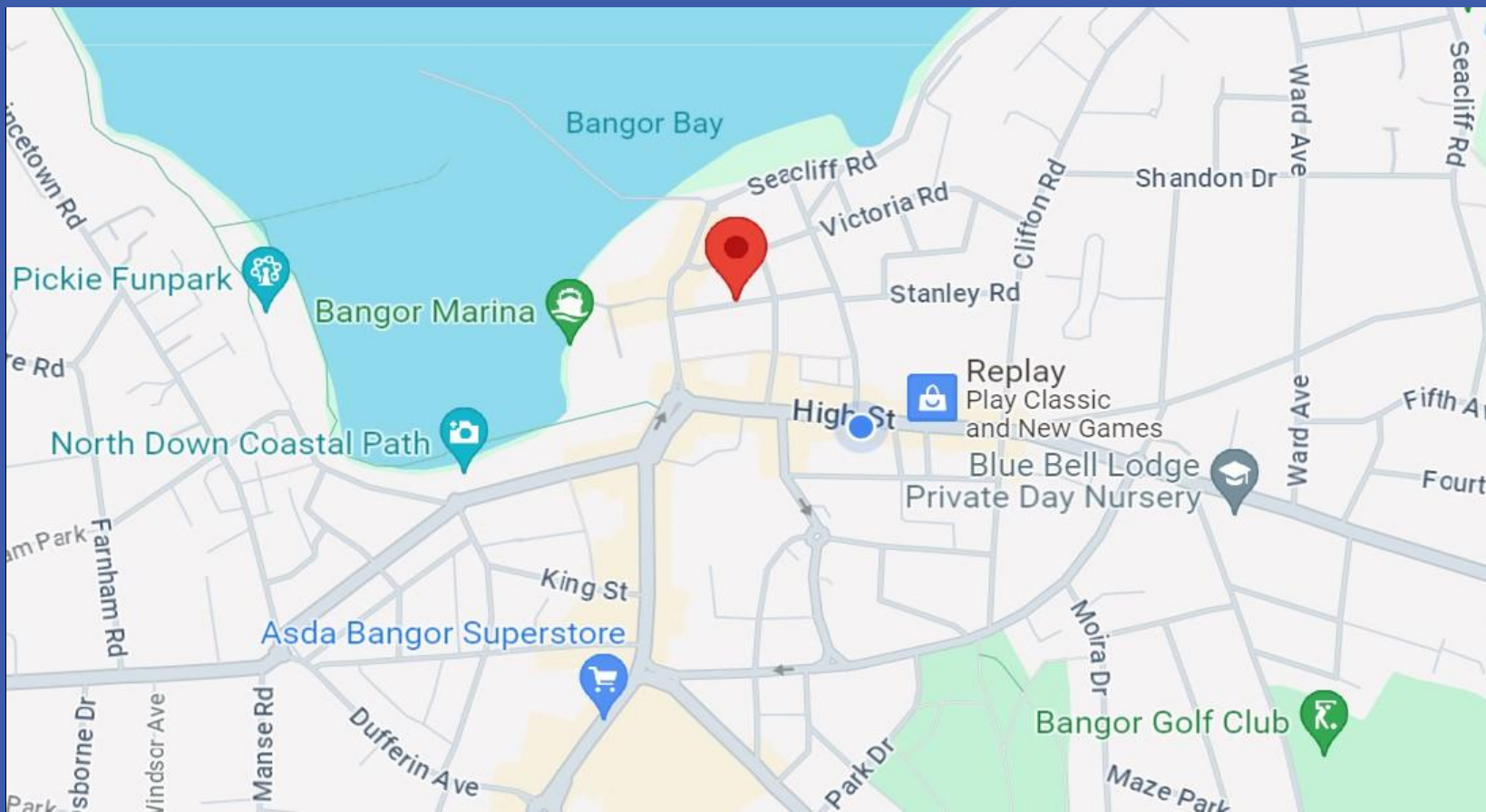
**BATHROOM**

White suite comprising of a panelled bath with thermostatic shower over; dual flush WC; pedestal wash hand basin; ceramic tile floor; single panel radiator.

**OUTSIDE**

Enclosed rear garden with shrubs trees and a patio area; gate to rear access.





**Directions:**

Please see Map above.

Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C		
55-68	D	55 D	55 D
39-54	E		
21-38	F		
1-20	G		



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