


7 Upritchard Gardens, Bangor,
Down, BT19 7AU

Asking Price: £124,950

 **Reeds Rains**

reedsrains.co.uk

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EPC Rating: C

Description

This well presented 1st floor apartment is located in the ever popular Upritchard Gardens on Bloomfield Road South. The property is bright and very well-proportioned. The accommodation comprises of a lounge open plan to a fitted kitchen, 2 generous bedrooms, master ensuite, and an additional bathroom. The property benefits from gas heating and is double glazed throughout. Of particular appeal will be the allocated basement car parking space. Located just minutes from Bloomfield Shopping Centre, this property is well served by bus routes and remains a 15-minute walk to Bangor Centre. Sold with no onward chain early viewing is highly recommended.

Communal Entrance

Stairs to First Floor.

Entrance Hall

Laminate wooden floor, cloaks cupboard.

Kitchen/ Living

26'7" x 11'1" (8.1m x 3.38m)

Single drainer stainless steel sink unit with mixer taps, excellent range of high and low level units with laminated work surfaces, built in oven and four ring gas hob, stainless steel chimney extractor fan, plumbed for dishwasher and washing machine, gas boiler, ceramic tiled floor, recessed spotlights. Open plan to living room with laminate wooden floor and uPVC double glazed door to Juliet balcony.

Master Bedroom

18'4" x 9'6" (5.6m x 2.9m)

Laminate wooden floor, double built-in robe.

En-Suite Shower Room

9'5" x 6'11" (2.87m x 2.1m)

White suite comprising fully tiled built in shower cubicle with thermostatically controlled shower unit, Dual flush WC, pedestal wash hand basin, part tiled walls, ceramic tiled floor.

Bedroom Two

13'1" x 7'11" (4m x 2.41m)

Laminate wooden floor.

Bathroom

8'5" x 6'11" (2.57m x 2.1m)

White suite comprising panel bath with mixer taps and telephone hand shower, Dual flush WC, pedestal wash hand basin, part tiled walls, ceramic tiled floor, recessed spotlight and extractor fan.

Parking

Basement Car Parking Space.

Management Charges

£712 Per Annum

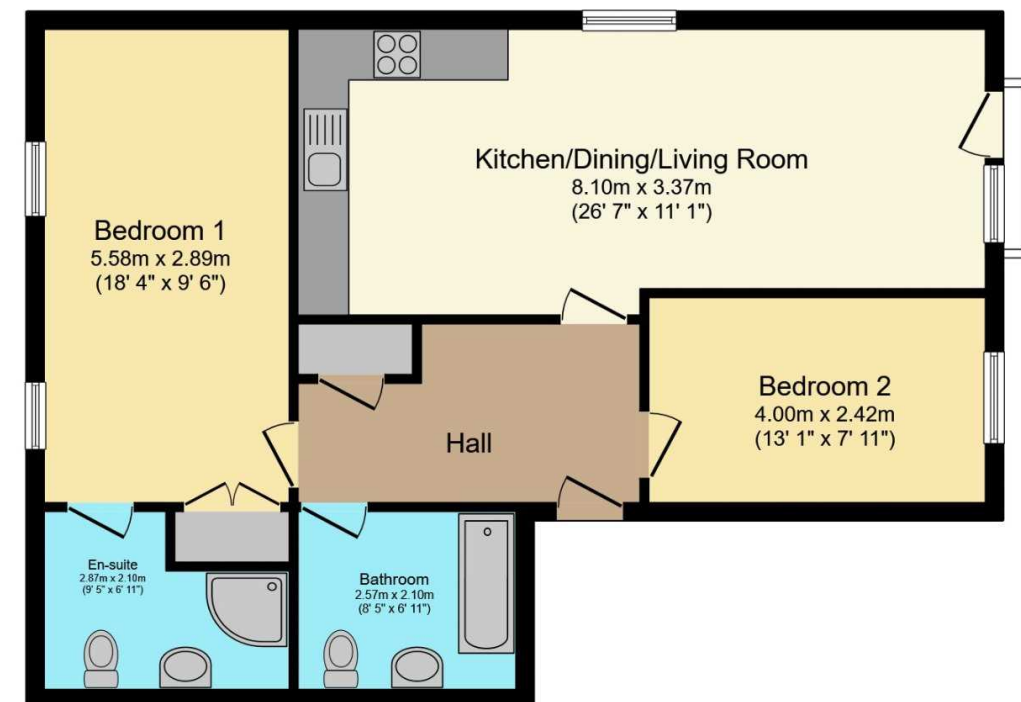
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All Measurements
All Measurements are Approximate.

Laser Tape Clause
All measurements have been taken using a laser tape measure and therefore, may be subject to a small margin of error.

Floorplan Clause
Measurements are approximate. Not to Scale. For illustrative purposes only.

For full EPC please contact the branch.



Total floor area 74.1 m² (798 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s).
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