

**25 RIVERVIEW COURT, HUNTLY RD
BANBRIDGE, BT32 3GL**

Wilson
Residential



PROPERTY FEATURES

Bright & Spacious Mid Townhouse
Lounge With Fireplace
Kitchen With Dining Space
Downstairs WC
Three Bedrooms
Oil Fired Central Heating
PVC Double Glazed Windows
Private Rear Garden
Parking To Front

Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C		69 C
55-68	D	59 D	
39-54	E		
21-38	F		
1-20	G		

FOR SALE ASKING PRICE £135,000

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SUMMARY

This Three bedroom mid townhouse is positioned in a private cul de sac within the Riverview development. The property is on the edge of Banbridge Town Centre, with easy access to A1 Dual Carriageway, ideal for those commuting/travelling by car or public transport for leisure/recreation purposes.

The accommodation comprises of Entrance Hall, Lounge which is Open Plan to Kitchen & Dining, Downstairs WC, Three bedrooms and Bathroom to first floor. Oil fired central heating & PVC double glazed windows are installed.

There is a private enclosed garden to the rear and parking to front. Early viewing is highly recommended, please contact Selling Agent, Wilson Residential 028 4062 4400.

Ground Floor Accommodation Comprises

Entrance Hall. Outside porch light. Panelled Entrance door with double glazed side light. Wooden floor. Feature curved glass block wall. Door to Living Room:

Lounge. 12'1 x 11'4. View to front and through to the rear. Wooden flooring. Fireplace with Open fire. Door to Lobby with WC and Wash hand basin.

Kitchen With Dining Space. 10'8 x 16'8. Good range of high and low level units. Stainless steel sink unit with mixer tap. Bosch electric oven. Gas hob with extractor above. Tiled floor and part tiled walls. Integrated fridge freezer. PVC patio doors to rear garden.

First Floor Accommodation Comprises

Landing. Access to Roofspace.

Bathroom. 6'4 x 10'8. White suite comprising of WC, Wash hand basin & bath with Triton electric shower over. Shaver point. Tiled floor and walls. Hotpress.

Bedroom 1. 13'1 x 10. View to front. Juliet balcony.

Bedroom 2. 14'4 x 10. View to rear.

Bedroom 3. 10 x 6'5. View to front.

OUTSIDE

Brick paviour parking area to front. Private enclosed rear garden in lawn. Oil fired boiler. PVC Oil tank. Outside light. Pedestrian gate to alleyway at side for bin/service access.





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