



180 BANGOR ROAD

Holywood, BT18 0BY

Offers around **£665,000**



DETACHED | 4  | 2  | 4 

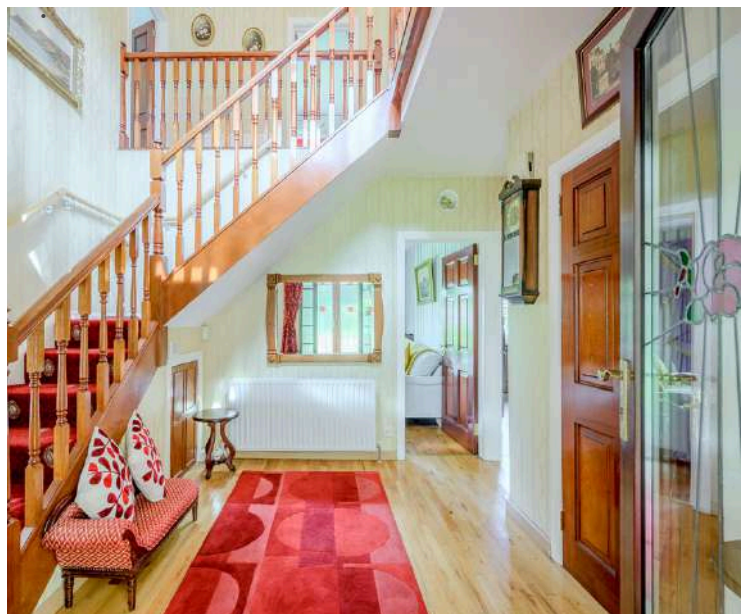
This is a superb opportunity to purchase a wonderful family home on this magnificent and private site situated off the Bangor Road. The property sits within generous gardens laid in lawns and is suitable for extension subject to necessary consents

Although in need of sympathetic modernisation this detached home has excellent potential within this desirable area and early viewing is advised.

The accommodation to the ground floor comprises of four reception rooms, open plan kitchen/dining, utility room. To the first floor there are four good sized bedrooms, principal with en suite shower room and a family bathroom. Additionally the detached garage is suitable for conversion to an office or create annex living so would also lend itself well to those who may wish to have the option of working from home, or are looking for spaces suited to older children.

Externally there are ample gardens laid in lawns, ideal for enjoying long Summer evenings and sunsets, generous driveway parking and patios ideal for outdoor entertaining. With Holywood Town Centre, Popular Primary and Post Primary Schools, Royal Belfast Golf Club, Royal North of Ireland Yacht Club and the Coastal Path Walk all less than a five minute drive away and Belfast City Centre only 10 minutes' drive away, this property is going to appeal to an array of prospective purchasers.

It is only upon internal inspection one will fully appreciate what this much loved family home has to offer.



KEY FEATURES

- Beautifully Presented Detached Family Home
- Private and Mature Site
- Generous Accommodation Ideal for Today's Family
- Sun Porch and Spacious Reception Hall
- Four Well Proportioned Bedrooms, Principal with En Suite Shower Room
- Drawing Room with Feature Adams Style Fireplace
- Garden Room with Patio Doors to Sun Terrace and Rear Garden
- Dining Room leading to...
- Family Room
- Kitchen with Built in Seating
- Ground Floor WC
- Utility Room
- Boiler Room
- Approached by Sweeping Driveway with Ample Parking Leading to Garage
- Gas Fired Central Heating and Double Glazing
- Detached Garage Suitable for Conversion to Office or Annex Living Space

WHAT THE OWNER'S SAY...

180 Bangor Road provided an ideal base for our family, with the children being able to access all the amenities of both Belfast and Bangor whilst enjoying all the secondary benefits of living in a tranquil out of town location.

The family home offered plenty of space for our children as they grew up and developed their own individual interests and hobbies. Similarly, the extensive gardens offered plenty of scope for children to play outdoors within the safe confines of the garden.

As adults we enjoyed the proximity of local amenities including the Golf Club, Beachfront, Folk and Transport Museum, City Airport, Retail Park and nearby hotels and restaurants all of which we were well positioned to access without the inconvenience of travelling to the city.

We feel that this property offers an ideal space for a growing family.



ROOM DETAILS

Entrance

- Covered Veranda Entrance Porch

Ground Floor

- Spacious Reception Hall
- Ground Floor WC
- Drawing Room
22'0" x 13'0"
- Garden Room
12'5" x 12'0"
- Dining Room
10'0" x 9'9"
- Family Room
18'2" x 12'6"
- Kitchen
12'9" x 12'0"
- Rear Proch
- Boiler Room
- Utility Room
14'3" x 6'5"

First Floor

- Minstrel Gallery Landing
- Primary Bedroom
12'9" x 12'0"
- En Suite Shower Room
- Bedroom Two
13'0" x 12'0"
- Bedroom Three
13'0" x 10'0"
- Bedroom Four
12'9" x 10'0"
- Family Bathroom"

Outside

- Garage
- Sweeping Tarmac Driveway
- Ample Car Parking
- Mature Gardens to Front Laid In Lawns
- Brick Paviour Area To Front
- Outside Lighting, Carport To Side, Leading To Detached Rear Garage
- ,Generous Rear Gardens Laid In Lawns Banked By Mature Hedging And Blue Stone Wall
- Large Brick Paviour Sun Terrace Patio With Outdoor Lighting



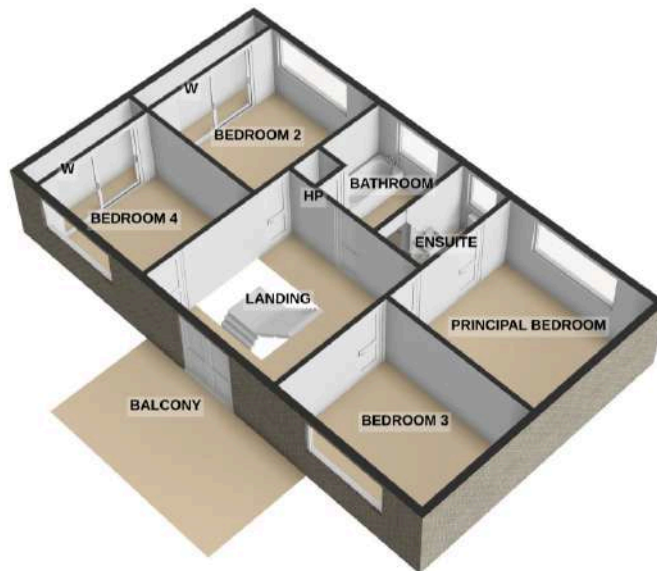


FLOOR PLANS

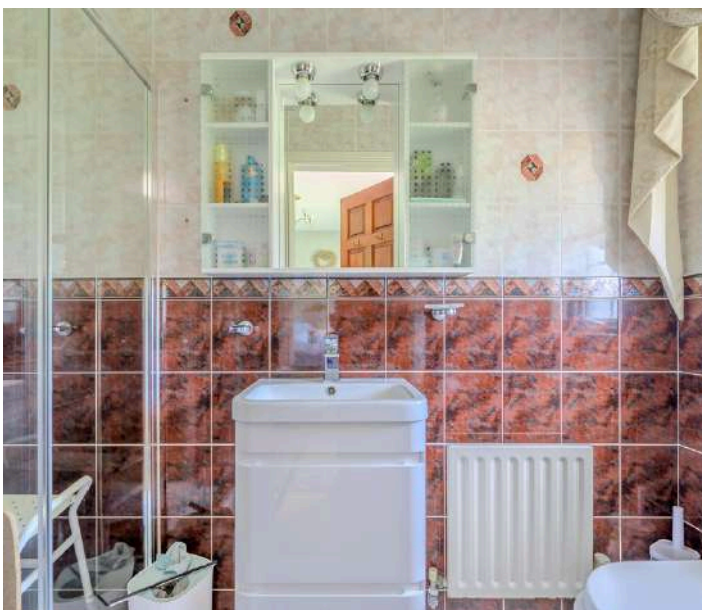
GROUND FLOOR
1438 sq.ft. (133.6 sq.m.) approx.



1ST FLOOR
840 sq.ft. (78.1 sq.m.) approx.



For illustrative purposes only. Decorative finishes, fixtures, fittings and furnishings do not represent the current state of the property. Measurements are approximate. Not to scale.
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DIRECTIONS

Heading from Holywood to Bangor direction on the Bangor Road, 180 is located past the Culloden hotel just after Old Station Road on the left hand side.



THE LOCAL AREA

Hollywood, named Best Place to Live in Northern Ireland 2023 by the Sunday Times, is located conveniently close to Belfast on the coast of North Down. Hollywood is known for its beautiful beaches, trendy cafés and for being a foodie heaven! Hollywood is home to many leading secondary and primary schools.

ENERGY EFFICIENCY RATING		
Very energy efficient – lower running costs		
	CURRENT	POTENTIAL
92+		
81-91		
69-80		
55-68		
39-54	64	71
21-38		
1-20		
NOT energy efficient – higher running costs		

Scan QR Code for more details and to arrange a viewing.



OUR BRANCHES

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