

24 BEECHWOOD AVENUE

Bangor BT20 3JA

- 3 Bedrooms
- Lounge
- Grey Kitchen
- Part uPVC Double Glazing
- Ground Floor Bathroom
- Oil Fired Heating System
- Large Detached Garage
- Handy Location
- Immediate Possession

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus)	A		
(81-91)	B		
(69-80)	C		
(55-68)	D		53
(39-54)	E		
(21-38)	F	27	
(1-20)	G		
Not energy efficient - higher running costs			
Northern Ireland		EU Directive 2002/91/EC	

Offers Around £119,950

24 Beechwood Avenue

, Bangor, BT20 3JA



ENTRANCE PORCH

12 Pane half glazed door.

ACCOMMODATION

uPVC double glazed entrance door into ...

KITCHEN

14'7" x 7'9" (4.45m x 2.36m)

High and low level cupboards and drawers with roll edge work surfaces incorporating unit display cabinets. Single drainer stainless steel sink unit with mixer taps. Plumbed for washing machine. Part tiled walls. Laminated tiled effect flooring. Built-in hotpress with insulated copper cylinder and Willis type immersion heater.

LOUNGE

13'1" x 11'6" (3.99m x 3.51m)

Open fireplace with tiled surround and hearth. Understairs storage cupboard. Laminated wood floor.

INNER HALL

Built-in storage cupboard.

BATHROOM

White suite comprising: Panelled bath. Corner shower with Triton electric shower. Vanity unit with inset wash hand basin. W.C. Part tiled walls. Built-in extractor fan.

STAIRS TO LANDING

BEDROOM 2

9'32 x 7'4" (2.74m x 2.24m)

Laminated wood floor.

BEDROOM 1

11'6" x 9'2" (3.51m x 2.79m)

Built-in wardrobe. Laminated wood floor.

OUTSIDE

BEDROOM 3

7'0" x 7'10" at widest (2.13m x

2.39m at widest)

Laminated wood floor.

DETACHED GARAGE

22'5" x 11'10" (6.83m x 3.61m)

Roller door. Light and power.

FRONT

Garden in lawn.

REAR

Yard. PVC oil tank. Boiler house.



Directions



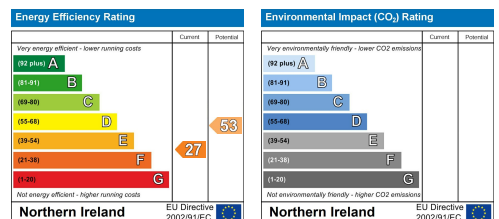
Floor Plan

24 Beechwood Avenue, BANGOR, BT20 3JA



Total Area: 59.2 m² ... 638 ft² (excluding garage)
 All measurements are approximate and for display purposes only

These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.



ULSTERPROPERTYSALES.CO.UK

- ANDERSONSTOWN**
 028 9060 5200
- BANGOR**
 028 9127 1185
- DONAGHADEE**
 028 9188 8000
- GLENGORMLEY**
 028 9083 3295
- RENTAL DIVISION**
 028 9070 1000
- BALLYHACKAMORE**
 028 9047 1515
- CARRICKFERGUS**
 028 9336 5986
- DOWNPATRICK**
 028 4461 4101
- MALONE**
 028 9066 1929
- NEWTOWNARDS**
 028 9181 1444
- BALLYNAHINCH**
 028 9756 1155
- CAVEHILL**
 028 9072 9270
- FORESTSIDE**
 028 9064 1264



Jonathan Collins trading under licence as Ulster Property Sales (North Down)
 ©Ulster Property Sales is a Registered Trademark