



Ballynahinch Branch

24 High Street
Ballynahinch BT24 8AB
028 9756 4400

Downpatrick Branch

49-51 Market Street
Downpatrick BT30 6LP
028 4461 2100

Banbridge Branch

18 Bridge Street
Banbridge BT32 3JS
028 4062 2226

General Enquiries

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For any enquiry relating to this property, please contact

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27 Richmond Heights
Banbridge
BT32 4HU

Offers In The
Region Of **£249,950**

Terms & Conditions

Please note that these particulars do not constitute an offer or contract of sale. Any prospective purchaser should satisfy themselves by thorough inspection of the property and we recommend that any prospective purchaser should employ the professional services of a building surveyor and consider their findings prior to entering into contract. All such fees associated with this work will be the responsibility of the prospective purchaser regardless of whether the sale completes or not. In addition, none of the appliances or installations have been tested in any way whatsoever and it is our recommendation that a purchaser should fully satisfy themselves by employing an appropriate expert. We would also like to advise that our measurements are taken from the widest points of each room and should not be relied upon as completely accurate. You should not make decisions based on the measurements provided and double check measurements at all times.

Valuation/Mortgage Service

As part of our service we would remind Vendors and potential purchasers that we have a Mortgage Broker available at this branch. If you are thinking of selling, we would be happy to carry out a free market appraisal of your property.

- Detached Home with Integral Garage
- Five Bedrooms, Master Ensuite, Two on Ground Floor
- Ground Floor Bathroom
- Spacious Lounge with Stove Fitted
- Modern Kitchen with Open Plan Dining Area
- Home Approx 1300 Sq Ft
- Oil Fired Central Heating
- Conveniently Located
- EPC 52 E
- Viewing By Appointment Only

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E		52	66
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			



27 Richmond Heights

Banbridge, BT32 4HU

QUIN
Estate Agents



Directions



Welcome to this charming detached house located in the sought-after area of Richmond Heights, Banbridge. This property boasts spacious reception room, perfect for entertaining guests or simply relaxing with your family. With five bedrooms, there is plenty of space for everyone to have their own sanctuary within this lovely home.

Built in 1972, this house exudes character and charm while offering modern conveniences for comfortable living. The property features a well-maintained bathroom, ensuring that your daily routines are both convenient and enjoyable.

Situated in the picturesque Richmond Heights, this house provides a peaceful retreat from the hustle and bustle of everyday life. The surrounding area offers a blend of tranquillity and convenience, with local amenities and green spaces just a stone's throw away.

Don't miss the opportunity to make this delightful property your new home. Whether you're looking to settle down with your family or simply seeking a place to call your own, this house in Richmond Heights, Banbridge, is sure to capture your heart.

GROUND FLOOR

Bright and airy entrance hallway with glazed panelled front door and striking oak laminate flooring. Living room with hard wood flooring, large front window with stove fitted. Living room open plan to Kitchen/Dining area with tiled flooring, recessed lighting, modern range of units to include integrated hob, oven, dishwasher and fridge freezer, all finished with subtle recessed lighting. Internal access to the garage through rear hallway. Two bedrooms on the ground floor both with laminate flooring and a fully tiled bathroom suite comprising bath, W.C, wash hand basin and double shower cubicle.

FIRST FLOOR

Spacious landing with carpet laid, currently used as office space. Three further bedrooms on the first floor, master with spacious walk in wardrobe and ensuite. The ensuite comprises tiled floor, heated towel rail, corner shower cubicle, W.C and wash hand basin. Bedroom three with built in wardrobe space.

OUTSIDE

Tarmac driveway with mature shrubs and hedging to the front of the property, all very well maintained. To the rear you have a spacious grass lawn, fully enclosed with well maintained hedging.

MORTGAGE ADVICE

If you require financial advice on the purchase of this property, please do not hesitate to contact Laura McGeown @ Ritchie & McLean Mortgage Solutions on 07716819003 alternatively you can email laura.mcgeown@ritchiemclean.co.uk

CONTACT

If you require a viewing please get in contact via phone Leanne on 02840622226/07703612260 or email - sales@quinnestateagents.com

