

ULSTER PROPERTY SALES

UPS

BANGOR BRANCH

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NETWORK STRENGTH - LOCAL KNOWLEDGE



42 RATHMORE ROAD, BANGOR, BT19 1NL

OFFERS AROUND £215,000

Maybe dreams do come true when looking for your forever home. We are delighted to offer for sale this stunning refurbished bungalow on the much sought after Rathmore Road in Bangor West.

This is what we call a turnkey property finished to an exemplary standard to even include a media

wall with your tv and remote control fire already built in. On entering the impressive hall with herringbone flooring and featured panel walls you know you are stepping into something special.

The impressive living room leads to a new shaker style fully fitted kitchen. A delightful new shower

room has been created with a walk in cubicle with drencher shower over. Two double bedrooms

complete the ground floor accommodation. Of special mention also in these desirable bungalows

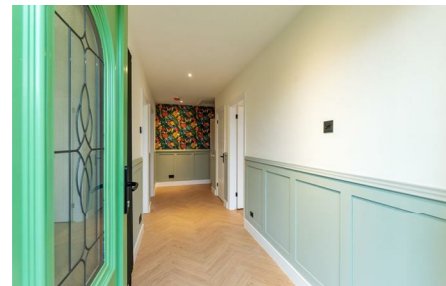
is the impressive roof space which could create even more rooms if required at a later date. A new

gas heating system has been fitted with designer radiators throughout to complement the stunning Farrow and Ball colour scheme. Situated within the heart of ever popular Bangor West the home is ideally located to bus, rail, shops and of course the seashore for those who enjoy coastal walks. We would expect a lot of interest in this fine home don't hesitate to make your appointment.



Key Features

- Stunning Modernised Bangor West Semi Bungalow
- Double Glazing & Gas Fired Central Heating
- 2 Bedrooms
- No Onward Chain
- Generous Lounge, Open Plan into Distinctive Kitchen
- Sumptuous White Shower Room
- Detached Garage
- Ever Popular Bangor West Location



ACCOMMODATION

uPVC double glazed entrance door with leaded glass lights into ...

ENTRANCE HALL

Feature panelled walls. Herringbone wood floor. 3 Downlights. Built-in cloaks cupboard.

LOUNGE

17'5" x 12'4"

Media Wall with electric wall mounted fire including TV and storage cupboards. Oak wood floor. 8 Downlights.

OPEN PLAN TO KITCHEN

10'1" x 8'10"

Range of Emerald green shaker style of high and low level cupboards and drawers with oak roll edge work surfaces. Built-in Beko 4 ring hob and oven under. Extractor hood with integrated fan and light. 1 1/2 tub single drainer stainless steel sink unit with mixer taps. Integrated fridge/freezer and Indesit washer/dryer. Oak wood floor.

BEDROOM 1

12'9" x 10'0"

Oak wood floor. Feature panelled wall.

BEDROOM 2

11'11" x 10'0"

Oak wood floor.

SHOWER ROOM

Walk-in shower with Thermostatic shower over and drencher. Vanity unit with inset wash hand basin and mixer taps. W.C. Black heated towel rail. Cappuccino stone paneling on shower walls. PVC panelled ceiling with downlights. LVT Victorian vinyl tile flooring.

ROOFSPACE

Folding ladder. Floored.

OUTSIDE

DETACHED GARAGE

19'6" x 11'0"

Roller door, light and power.

FRONT

Garden in lawn. Lights.

REAR

Enclosed garden in lawn. Tap. Light.











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		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
Northern Ireland	EU Directive 2002/91/EC	

Questions you may have. **Which mortgage would suit me best?**

How much deposit will I need? What are my monthly repayments going to be?

To answer these and other mortgage related questions contact our mortgage advisor on 028 9127 1185.

Your home may be repossessed if you do not keep up repayments on your mortgage.

We DO NOT charge for initial mortgage consultations. We may charge a fee on completion depending on circumstances. Our typical fee is £250, however, please confirm with Mortgage Consultant at time of appointment.

Please note that we have not tested the services or systems in this property. Purchasers should make/commission their own inspections if they feel it is necessary.

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