

Independent

PROPERTY ESTATES

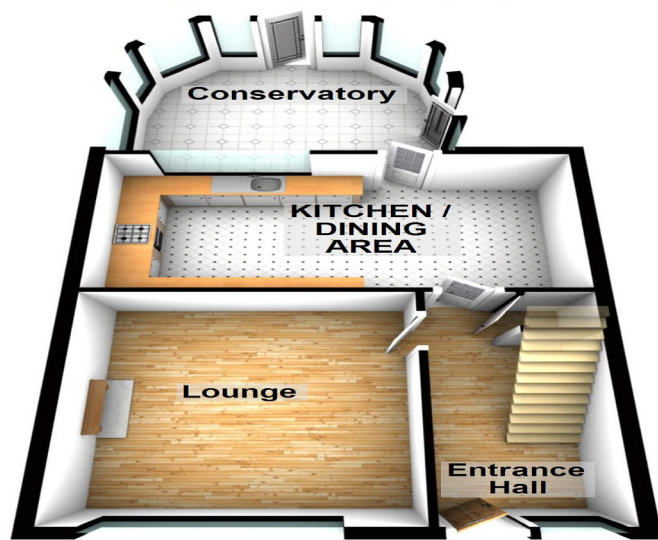


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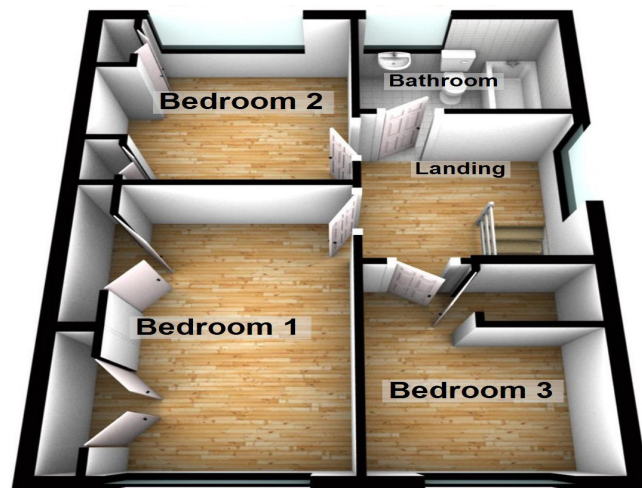
PROPERTY ESTATES



Ground Floor



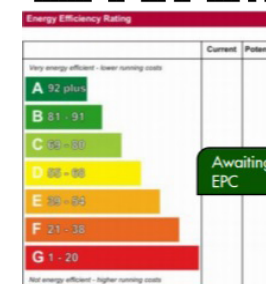
First Floor



FOR SALE

94 Churchill Park, Bangor

Offers Over £179,950



- Semi Detached Family Home
- Three well-proportioned Bedrooms
- Two Reception Rooms Inc. Conservatory
- Fitted Kitchen / Dining Area
- First Floor Bathroom Suite
- Gas Fired Central Heating

- Spacious Private Enclosed Garden
- Outside Shower Room & Separate Store
- Driveway to Front & Car Port
- Wall Enclosed Garden to Front in Lawn, Flower Beds and loose Stone
- Close to Ballyholme Village & Beach



These particulars are given on the understanding that they will not be construed as part of a contract or lease. Whilst every care is taken in compiling the information, we give no guarantee as to the accuracy thereof and prospective purchasers are recommended to satisfy themselves regarding the particulars. We have not tested any heating or electrical systems

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Independent Property Estates are pleased to introduce to the Sales Market Number 94 Churchill Park, Bangor.

This well-presented Semi-Detached Family Home is located in a sought-after residential area convenient to the Ballyholme Village, Ballyholme Primary School and to Ballyholme Beach.

94 Churchill Park, Bangor offers accommodation on the ground floor comprising a spacious front aspect Lounge, a fitted Kitchen / Dining area that provides access to the Conservatory.

On the first floor there are three well-proportioned Bedrooms and a three-piece Bathroom Suite.

Ground Floor

Entrance Hall (14' 02" x 6' 03")

Access via a uPVC and double-Glazed Door with double Glazed side Panels. Complete with recessed Spotlights, a Panel Ceiling and access to under Stair Storage.

Lounge (12' 04" x 10' 03")

Front aspect Reception Room with a feature open Fire with a Tiled Hearth and Surround and a Wooden Mantle.

Kitchen / Dining Area (19' 01" x 10' 06")

Fitted Kitchen with a range of low level fitted Units with complimentary roller edge Worktops, a Sink, an integrated four ring Ceramic Hob, an eye level Oven and Microwave, an integrated Dishwasher, an integrated Washing Machine, an integrated Fridge / Freezer and an Extractor Hood. Complete with Tiled Flooring, part Tiled Walls, Wood Panel Ceiling and part Panelled Walls. Access to:

Conservatory (14' 00" x 12' 09")

Complete with Tiled Flooring, dual access to the rear Garden via two separate uPVC and double-Glazed Doors.

First Floor

Landing (8' 01" x 7' 03")

Bright and spacious with access to built-in Storage.

Primary Bedroom (13' 02" x 10' 05")

Front aspect double Bedroom with fitted Wardrobes.

Bedroom Two (10' 08" x 10' 00")

Rear aspect double Bedroom with fitted Wardrobes.

Bedroom Three (10' 01" x 8' 04")

Front aspect Bedroom with access to built-in Storage.

Bathroom (8' 00" x 5' 06")

Three-piece Suite comprising a Bath with a Mains Shower over, a W.C. and a Wash Hand Basin with Storage under. Complete with Tiled Flooring, Tiled Walls and a Panel Ceiling.

Outside

Externally, to the front of the Property there is a Tarmac Driveway providing off Road Parking, access to the Car Port and a Fence and Wall enclosed loose Stone Garden and Flowerbeds.

To the rear there is a spacious Wall and Fence enclosed Garden in Brick Pavior, Flower Beds and small Trees. There is also access to a Shower Room and a separate Storage Area.

Shower Room (7' 00" x 6' 08")

Three-piece Suite comprising a Shower Cubicle with a Redring Electric Shower, a W.C. and a Pedestal Wash Hand Basin. Complete with Tiled Flooring, Tiled Walls, a Wood Panel Ceiling and an Extractor Fan.

Store (9' 03" x 8' 09")

Dual access from the rear Garden and also to the front via the Car Port.

