



HOUSE TYPE D, 28 GOWLAND GROVE, PORTAVOGIE,

The Gowland Development in Portavogie is located on the Warnock's Road, a few hundred yards from the main Shore Road into Portavogie and as such its position affords easy access to the surrounding Peninsula Areas including Portaferry, Millisle, Donaghadee, Newtownards and for those commuting to Bangor or Belfast.

KITCHEN

PC sum available, ask agent for further details.

SANITARY WARE

Modern white sanitary ware to bathrooms, en suites (where applicable) and wcs

Shower tray and enclosure to en suites

PC Sum to contribute to tiling for floor and splashbacks

INTERNAL DETAILING



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		
(29-38) F		
(1-28) G		
Not energy efficient – higher running costs		
England & Wales EU Directive 2002/91/EC		

ASKING PRICE £205,000

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Key Features





SOLAR PV SYSTEM

Every home is equipped with a 6-panel system; these black panels sit flush with the roof, their low profile making them sleek and inconspicuous.

ELECTRIC VEHICLE CHARGER

Every home is pre-wired for the installation of an electric vehicle charge point. Additionally, customers can upgrade to include the full EV Charger installation during the build.

ENERGY STORAGE UNIT

This is an upgrade option that enables you to store energy produced by your solar PV system for electricity discharge when you need it.

**Accommodation
Comprises:**

Entrance Hall

Living Room
12'1" x 19'1"

Kitchen / Dining Area
19'1" x 10'11"

Sunroom
8'5" x 7'6"

W/C

First Floor

Landing

Bedroom 1
14'3" x 9'6"

Ensuite

Bedroom 2
11'5" x 8'4"

Bedroom 3
10'0" x 7'6"

Bathroom

Outside

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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 Sandra on .

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. 18469609

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.

ULSTERPROPERTYSALES.CO.UK

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