

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

Carryduff Branch

14B Ballynahinch Road
Carryduff BT8 8DN
028 9081 2422

General Enquiries

banbridge@quinnestateagents.com



For any enquiry relating to
this property, please contact

Leanne Glover

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07703612260



94 Primrose Gardens
Banbridge
BT32 3EW

Offers In The
Region Of £155,000

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.

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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.

- End Terraced Bunaglow
- Two Bedrooms
- Modern Fitted Kitchen
- Good Sized Lounge
- Shower Room
- Fully Enclosed Front & Rear Gardens
- Oil Fired Central Heating
- On Street Parking
- Chain Free Sale
- EPC - D 60

| Energy Efficiency Rating | | |
|---|---------|-----------|
| | Current | Potential |
| Very energy efficient - lower running costs | | |
| (92 plus) A | | |
| (81-91) B | | |
| (69-80) C | | |
| (55-68) D | 60 | 70 |
| (39-54) E | | |
| (21-38) F | | |
| (1-20) G | | |
| Not energy efficient - higher running costs | | |



94 Primrose Gardens

Banbridge, BT32 3EW



Directions

Primrose Gardens is located on the Ballygowan Road in Banbridge. It is situated in a quiet, popular residential area. Conveniently located to schools, shops, doctors surgeries and town centre.

Nestled in the charming area of Banbridge, 94 Primrose Gardens presents an excellent opportunity for those seeking a delightful bungalow. This well-maintained terrace property, built in 1989, offers a comfortable living space of 750 square feet, making it an ideal choice for small families, couples, or individuals looking for a cosy home.

Upon entering, you will find a welcoming reception room that provides a perfect setting for relaxation or entertaining guests. The bungalow features two well-proportioned bedrooms, ensuring ample space for rest and privacy. The bathroom is conveniently located, catering to the needs of the household with ease.

The property is set in a peaceful neighbourhood, offering a sense of community while still being close to local amenities. Residents can enjoy the benefits of nearby shops, schools, and parks, making it a practical choice for everyday living.

With its appealing design and functional layout, this bungalow is not only a comfortable residence but also a wonderful opportunity to create lasting memories. Whether you are looking to downsize or purchase your first home, 94 Primrose Gardens is a property that should not be overlooked. Embrace the chance to make this charming bungalow your own.

Accommodation Comprises

Entrance leading to a spacious hallway, opening into a lounge with a front facing aspect. The room benefits from vinyl flooring and an electric fire with surrounding fireplace. A bright modern kitchen boasts an integrated fridge freezer, built in cooker / hob and a stainless steel sink and draining unit. Kitchen has direct access to the garden and a covered lean to. The master bedroom is carpeted and benefits from built in wardrobes proving space and making the most of the room. Bedroom two has a vinyl floor and rear facing to the garden area. The shower room is newly fitted with a WC, stand alone shower and built in sink and vanity unit.

Outside

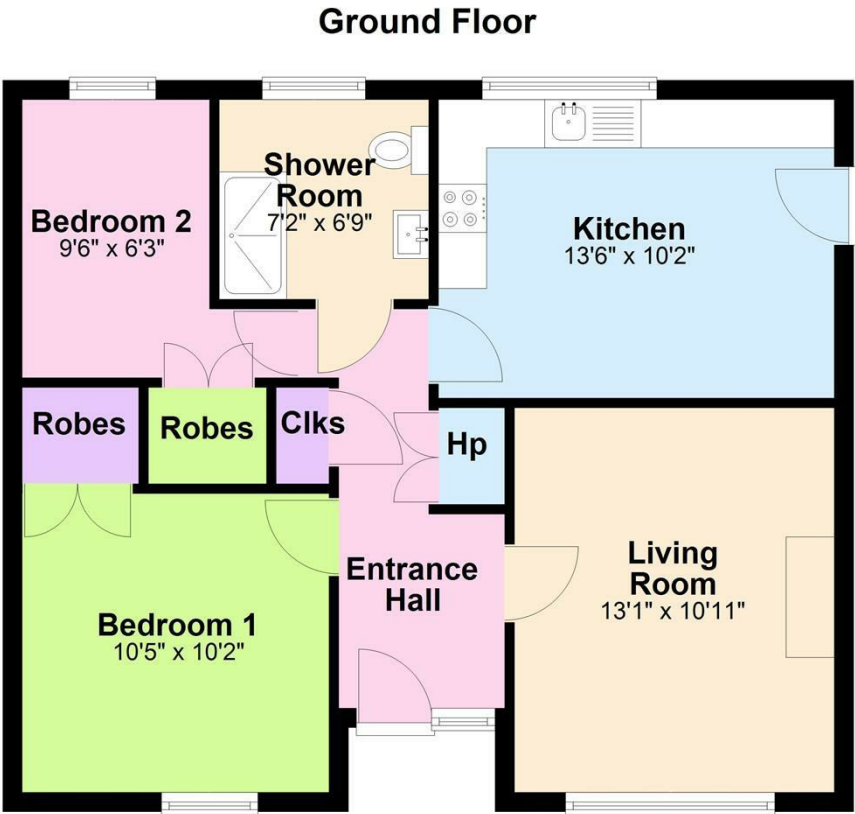
The property has a front area laid in stone and flowerbeds and a back garden. Parking for the property is on street.

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@ritchieclean.co.uk

CONTACT

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



94 Primrose Gardens, Banbridge