

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

leanne@quinnestateagents.com
07703612260



30 Bannview Heights
Banbridge
BT32 4LZ

Offers In The
Region Of £225,000

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.

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.

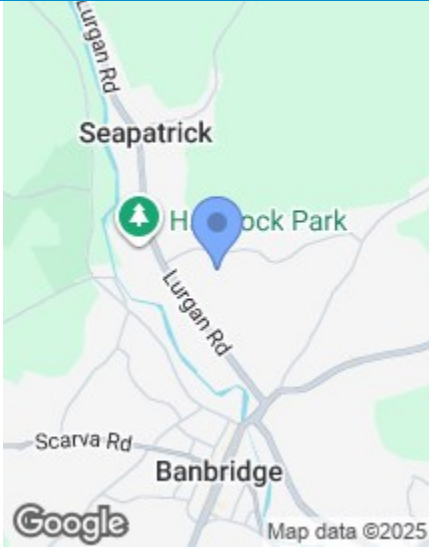
- Detached Bungalow Approx 1100 Sq Ft
- Three Bedrooms
- Spacious Lounge with Open Fire
- Kitchen with Separate Dining Room
- Conservatory
- Fitted Bathroom, Shower Over Bath
- Detached Garage
- Partly Double Glazed
- Modernisation Required
- EPC - TBC

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		



30 Bannview Heights

Banbridge, BT32 4LZ



Directions

Bannview Heights is located on The Lurgan Road Banbridge, when entering the development take the second left and NO 30 is located on the right hand side

Nestled in the charming area of Banbridge, 30 Bannview Heights presents an excellent opportunity to acquire a delightful detached bungalow. This well-proportioned property, built between 1960 and 1969, boasts a generous living space of 1,110 square feet, making it an ideal home for families or those seeking a comfortable retirement residence. The bungalow features two inviting reception rooms, perfect for entertaining guests or enjoying quiet evenings with family. The three bedrooms provide ample accommodation, ensuring that everyone has their own personal space. The well-appointed bathroom adds to the convenience of this lovely home. Set in a peaceful neighbourhood, this property offers the benefit of parking for one or two vehicles, making it easy for residents and visitors alike. The surrounding area is known for its friendly community atmosphere and is conveniently located near local amenities, schools, and parks, enhancing the appeal for families and individuals alike. With its classic design and practical layout, 30 Bannview Heights is a wonderful opportunity for those looking to settle in a serene yet accessible location. This bungalow is not just a house; it is a place where memories can be made and cherished for years to come. Do not miss the chance to make this charming property your new home.

ACCOMMODATION

Entrance porch leading into inner hallway with carpet laid. Living room with carpet laid, open fire and stunning corner window with pleasant views. Fitted Kitchen in need of modernisation leading to separate dining area and sun room with rear door access to garden. Bathroom comprising bath with shower overhead, W/C, wash hand basin and hot press. Three reasonably sized bedrooms, all with carpet laid and two with built in wardrobes.

OUTSIDE

Mature gardens to front with tarmac driveway leading to detached garage, which has had roof works completed over the last few years. To the rear you have a fully enclosed and private garden with grass and mature 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@ritchieclean.co.uk

CONTACT

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



30 Bannview Heights, Banbridge