

# 13 ARDMORE ROAD

Holywood BT18 OPJ

Offers Around

£345,000



#### 

Occupying a generous and enviable corner site, 13 Ardmore Road presents a rare opportunity to acquire a detached three-bedroom bungalow in one of Holywood's most desirable residential areas.

#### **KEY FEATURES**

- •Detached Bungalow with Partial Lough Views
- •Situated On A Generous Corner Site
- •Reception Hall
- •Open Plan Lounge/Dining
- •Fitted Kitchen with Access to Rear Garden
- •Family Shower Room
- Roofspace
- •Gas Fired Central Heating
- •uPVC Double Glazing
- •Integral Garage
- •Ample Driveway Parking for Several Cars
- •Surrounding Gardens Laid in Lawns and Patio Areas Ideal For Outdoor Entertaining and Enjoying Long Summer Evenings
- Convenient Location





# **ROOM DETAILS**

ENTRANCE BEDROOM (2):

(10'6" x 10'1")

**RECEPTION** 

PORCH BEDROOM (3):

(9'10" x 8'5")

LANDING: FAMILY

LOUNGE/DININGSHOWER ROOM

(22'1" x 12'11") (7'1" x 7'0")

KITCHEN: INTEGRAL (12'5" x 9'5") GARAGE:

BEDROOM (1): (21'1" x 9'10")

(13'5" x 10'7") *Outside* 











# **DIRECTIONS**

Travelling on Croft Road take a right hand turn onto Ardmore Road, number 13 is located on the right hand side.

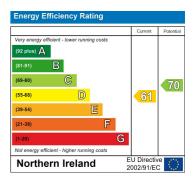


# THE LOCAL AREA

Holywood, named Best Place to Live in Northern Ireland 2023 by the Sunday Times, is located conveniently close to Belfast on the coast of North Down. Holywood is known for its beautiful beaches, trendy cafés and for being a foodie heaven! Holywood is home to many leading secondary and primary schools.







#### **OUR BRANCHES**

B' FAST (028) 9065 3333 H'WOOD (028) 9042 8888 BANGOR (028) 9131 3833 D'DEE (028) 9188 8881 COMBER (028) 9187 1212

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