



17 SHAFTESBURY PARK

BANGOR BT20 3GE

Offers Around

£235,000



SEMI DETACHED | 4 | 2 | 1

17 Shaftesbury Park offers an excellent opportunity to acquire a modern family home within a highly regarded and convenient residential development. This property combines well-planned accommodation across two levels with an attractive site that includes private outdoor space and parking to the front.

KEY FEATURES

- Modern four-bedroom home in a popular residential development
- Spacious lounge to the front with multi-fuel stove
- Open plan kitchen/dining to the rear with patio doors to rear garden
- Practical ground floor layout including a downstairs cloakroom
- Ground floor WC
- Principal bedroom with en suite shower room
- Three further well-proportioned bedrooms offering flexibility
- Family bathroom serving the remaining bedrooms
- Enclosed rear garden with patio and lawn, ideal for outdoor living
- Allocated parking to the front of the property
- Convenient location close to local schools, shops and leisure facilities
- Excellent transport links to Bangor, Belfast and surrounding areas



ROOM DETAILS

ENTRANCE

Front Door

GROUND FLOOR

Reception Porch

Downstairs WC

Lounge

19'7 x 15'0

Kitchen/Dining

19'7 x 14'5

FIRST FLOOR

Landing

Bedroom One

11'8 x 10'4

En Suite Shower Room

Bedroom Two

10'2 x 10'1

Bedroom Three

10'1 x 9'5

Bedroom Four

9'10 x 7'11

Bathroom

9'6 x 6'1

OUTSIDE

Parking & Gardens



DIRECTIONS

Travelling on Shaftesbury Road at the roundabout take the second exit onto Shaftesbury Park and continue to the end of the cul-de-sac. Number 17 is located on the left hand side.



THE LOCAL AREA

Bangor is a beautiful seaside town located just over 13 miles from Belfast. Bangor offers a wide variety of property with something to suit all. Bangor Marina is one of the largest in Ireland and attracts plenty of visitors. Tourism is a big factor in this part of the world.



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		
	80	89
Northern Ireland		EU Directive 2002/91/EC

OUR BRANCHES

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