



10 GROOMSPORT ROAD

Bangor BT20 5LN

Offers Around

£249,950



SEMI-DETACHED | 3  | 1  | 2 

Located right in the heart of the popular and highly sought after area of Ballyholme, Bangor, here is an ideal opportunity to purchase an attractive semi detached property which has charm and character in abundance.

KEY FEATURES

- Attractive Semi Detached Property
- Prime Position Within Popular and Highly Sought After Location
- Well Presented Throughout and With That All Important Feeling of Warmth and Character
- Charm and Character in Abundance Highlighted by Features Such as Cornicing, Picture Rails and Bay Window
- Living Room with Attractive Period Cast Iron Fireplace and Open Fire
- Family or Living Room with Solid Wood Strip Flooring, Attractive Brick Fireplace, Cast Iron Wood Burning Stove and Double Glazed Sliding Patio Door to Rear Garden
- Kitchen with Casual Dining Area
- Three Bedrooms Including Main Bedroom with Built-in Wardrobe
- Bathroom with Three Piece Suite
- Front Garden in Lawns
- Driveway with Parking
- Fully Enclosed Rear Garden with Lawns, Paved Patio Barbecue Area and Storage Sheds
- Rear Garden Has a Southerly Aspect Making It Ideal for Outdoor Entertaining or Enjoying the Sun
- uPVC Double Glazed Windows
- Phoenix Gas Heating



ROOM DETAILS

ENTRANCE

Reception Hall

Living Room

11'3x14'

Family or Dining Room

15'8x9'10

Kitchen with Casual Dining Area

20'9x9'1

STAIRS TO FIRST FLOOR

Landing

Bedroom One

12'x10'

Bedroom Two

10'x8'

Bedroom Three

9'10x7'5

Bathroom



DIRECTIONS

Leaving Bangor along the Donaghadee Road veer left onto the Groomsport Road.



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 when the sun shows its face. 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			
Northern Ireland		61	81
		EU Directive 2002/91/EC	

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

property@johnminnis.co.uk

JOHNMINNIS.CO.UK     

