



25 WALMER GROVE

Bangor BT19 1GR

Offers Around

£495,000



DETACHED

| 4  | 2  | 2 

Offering generous accommodation both internally and externally, this is a home perfectly designed for modern family living, where spacious reception areas and superb outdoor space combine effortlessly.

KEY FEATURES

- Attractive detached four bedroom family home within the highly regarded Walmer Grove development
- Quiet and private residential setting popular with families
- Spacious and versatile accommodation extending throughout the property
- Welcoming reception hall
- Bright front lounge with feature open fire
- Separate dining room ideal for family gatherings and entertaining
- Superb open plan kitchen / living / dining space forming the heart of the home
- Feature gas stove
- Patio doors from kitchen living space to rear gardens creating excellent indoor / outdoor flow
- Well-appointed kitchen with range of integrated appliances
- Separate utility room with direct access to rear garden
- Downstairs WC for additional convenience
- Four well-proportioned first floor bedrooms
- Principal bedroom with en suite shower room
- Modern family bathroom
- Daylight privacy film on windows



ROOM DETAILS

ENTRANCE *Downstairs WC*

Front Door *FIRST FLOOR*

GROUND FLOOR *Landing*

Reception Hall *Bedroom One*
13'7 x 12'9

Dining Room *En Suite Shower*
12'8 x 11'1 *Room*

Lounge *Bedroom Two*
15' x 12'8 14'11 x 12'8

Open Plan *Bedroom Three*
Kitchen/Living/Dining 12'2 x 10'11

27'1 x 10'10

Bathroom

8'10 x 8'7

OUTSIDE

Detached Garage

19'11 x 10'10

Driveway Parking
and Gardens



DIRECTIONS

Travelling on the Belfast Road towards Bangor take the slip road onto the Old Belfast Road and turn left into Walmer Grove, follow the road around and number 25 is located on your left hand side.



THE LOCAL AREA

A vibrant seaside town on Belfast Lough, Bangor offers the perfect mix of coastal living and community warmth. Its lively marina, cafés, and shops make it a favourite spot for locals and visitors alike. Families love the great schools, parks, and outdoor spaces, from Pickie Fun Park to Ballyholme Beach. Regular trains and road links provide an easy commute to Belfast and beyond. With stunning sea views and a relaxed pace of life, Bangor is a wonderful place to call home.



Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B			
(69-80) C		73	78
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
Northern Ireland		EU Directive 2002/91/EC	

OUR BRANCHES

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