



This attractive four-bedroom chalet bungalow offers beautifully presented accommodation with a thoughtful layout ideal for modern family living. The heart of the home is a luxury handcrafted kitchen, finished to a high standard and designed with both style and practicality in mind. The property further benefits from a spacious through lounge and dining area, providing an excellent space for entertaining or relaxing with family, while a separate snug offers a cosy additional reception room perfect for quieter evenings or a home office.

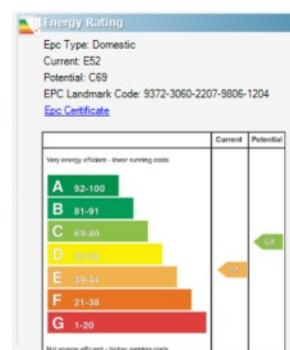
The flexible accommodation includes four well-proportioned bedrooms to include two on the ground floor, making the property ideal for families or those seeking additional guest or workspace. Externally, the home enjoys a level and private garden which benefits from a sunny aspect, creating a wonderful outdoor space for relaxing, gardening or outdoor dining.

Overall this is a superb opportunity to acquire a stylish and versatile chalet bungalow in a desirable Ballyholme setting, combining comfortable living space with attractive outdoor areas.

Offers Around
£325,000

44 Riverside Road,
BANGOR,
BT20 4SA

Viewing by
appointment
through agent
028 9042 4747



- Superb Detached Chalet Bungalow in a quiet Cul de Sac
- Extremely Well Presented Throughout
- Through Lounge/ Dining Room with Feature Fireplace
- Snug or Home Office
- Luxury Handcrafted and Painted Kitchen with Casual Dining Area
- Two Ground Floor Bedrooms
- Luxury Cream Bathroom Suite
- Two Further First Floor Bedrooms
- uPVC Double Glazed Windows/ Oil Fired Central Heating
- Single Garage with Additional Driveway Parking
- Level Landscaped Gardens in Patio Areas, Lawns, Shrubs - all enjoying a Sunny Aspect
- Popular & Sought after Ballyholme Location



The Property Comprises:

Ground Floor

COVERED ENTRANCE PORCH: uPVC front door to . . .

ENTRANCE HALL: Part panelled walls.

SNUG: 12' 0" x 7' 0" (3.66m x 2.13m) Cornice ceiling.



THROUGH LOUNGE/DINING: 27' 0" x 12' 0" (8.23m x 3.66m) (plus bay). Carved mahogany surround fireplace with marble inset and hearth, open fire, cornice ceiling.

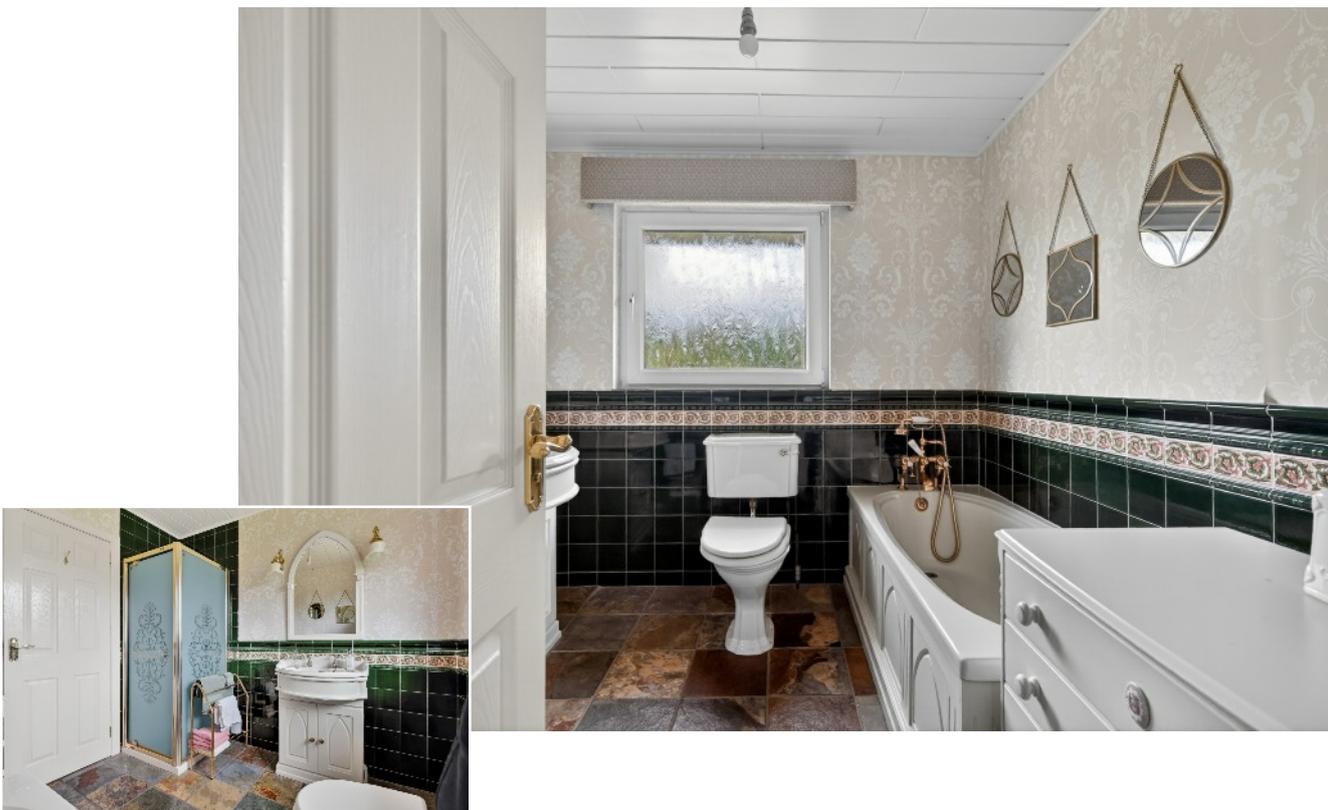


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KITCHEN WITH CASUAL DINING AREA : 16' 0" x 9' 0" (4.88m x 2.74m) Luxury hand-painted and crafted kitchen with excellent range of high and low level units, granite work surfaces, Franke sink unit with granite drainer, glazed display cabinets, built-in plate rack, integrated fridge, integrated Bosch dishwasher, LED lighting, feature housing for range cooker, casual dining area, ceramic tiled floor, tongue and groove ceiling. Cloaks under stairs.



BATHROOM: Luxury cream bathroom suite comprising panelled bath with mixer tap, telephone hand shower, low flush wc. Vanity sink unit, fully tiled shower cubicle with thermostatic shower unit, slate flooring, part tiled walls, tongue and groove ceiling.



BEDROOM (1): 11' 0" x 10' 11" (3.35m x 3.33m) Full range of built-in robes and drawers. Bedside tables and matching chest of drawers.



BEDROOM (2): 12' 0" x 9' 0" (3.66m x 2.74m)



First Floor

LANDING: Full range of built-in robes. Velux window.

BEDROOM (3): 12' 0" x 10' 0" (3.66m x 3.05m) Built-in dressing table, display shelving, drawers, storage into eaves. Velux window.



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BEDROOM (4): 10' 0" x 9' 0" (3.05m x 2.74m) Storage into eaves. Velux window.



Outside

Tarmac driveway with ample parking.

BOILER HOUSE: Plumbed for washing machine, oil fired boiler.

SINGLE GARAGE: Up and over door. Storage.

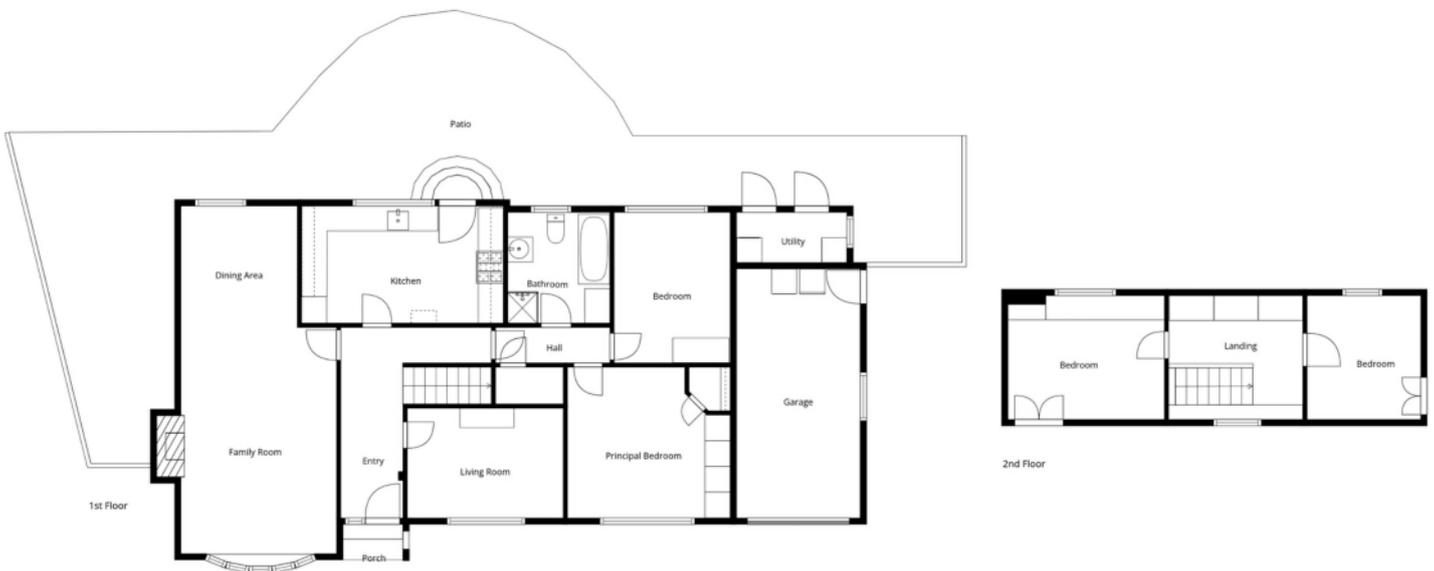
Brick pavior patio area. Level rear garden laid in lawns and mature shrubs. Further patio area, all enjoying a sunny aspect. Outside tap.





Location:

Travelling out of Bangor on the Donaghadee Road, Riverside Road is on the left hand side just after Windmill Road. No 44 is on the right hand side.



Sizes And Dimensions Are Approximate. Actual May Vary.

North Down - 028 90 42 4747
Lisburn Road - 028 90 66 3030
Ballyhackamore - 028 90 65 0000
Lisburn - 028 92 66 1700
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