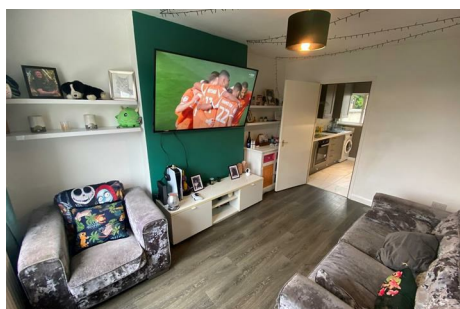




48 BEECHWOOD AVENUE

Bangor BT20 3JB

- Extended Terrace
- 3 Bedrooms / 2 Reception Rooms
- 4 Bedrooms / 1 Reception Room
- uPVC Double Glazing
- Phoenix Gas Heating System
- Modern Grey Kitchen
- Modern Ground Floor Shower Room
- Enclosed Rear Garden
- Handy Location

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	55	64
		EU Directive 2002/91/EC

Offers Over £129,950

48 Beechwood Avenue

, Bangor, BT20 3JB



ACCOMMODATION

Composite entrance door into ...

ENTRANCE PORCH

LOUNGE

13'10" x 9'11" (4.22m x 3.02m)

Laminated wood floor.

KITCHEN

8'11" x 7'2" (2.72m x 2.18m)

Range of modern grey high and low level cupboards and drawers with square edge work surfaces. Single drainer sink unit with mixer taps. Built-in Beko ceramic 4 ring hob and oven. Cooke & Lewis built-in extractor fan. Ceramic tiled floor.

BEDROOM 4/FAMILY ROOM

9'2" x 7'9" (2.79m x 2.36m)

Laminated wood floor.

SHOWER ROOM

Comprising: Walk-in shower with Thermostatic shower over and drencher. Vanity unit with inset wash hand basin and mixer taps. W.C. Tiled walls. Ceramic tiled floor. Chrome heated towel rail. Built-in extractor fan.

STAIRS TO LANDING

BEDROOM 1

13'10" at widest pt narrowing to 10'8" x 12'10" (4.22m at widest pt narrowing to 3.25m x 3.91m) Built-in wardrobe. Laminated wood floor.

BEDROOM 2

9'0" x 7'3" (2.74m x 2.21m)

Laminated wood floor.

BEDROOM 3

9'0" x 5'2" (2.74m x 1.57m)

Laminated wood floor.

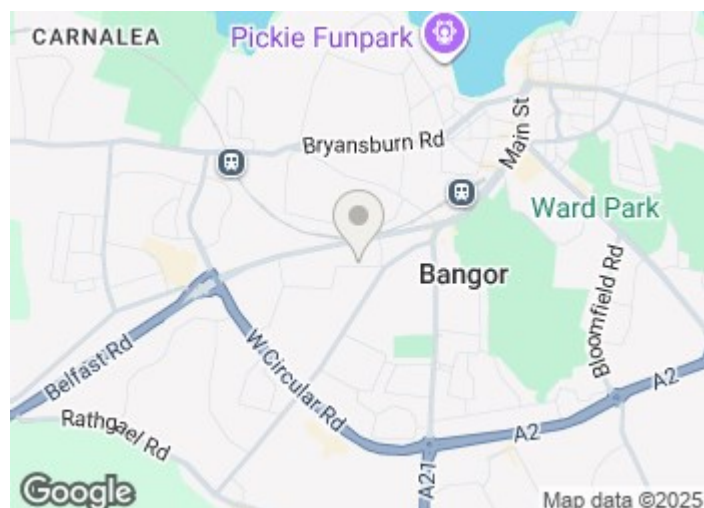
OUTSIDE

FRONT

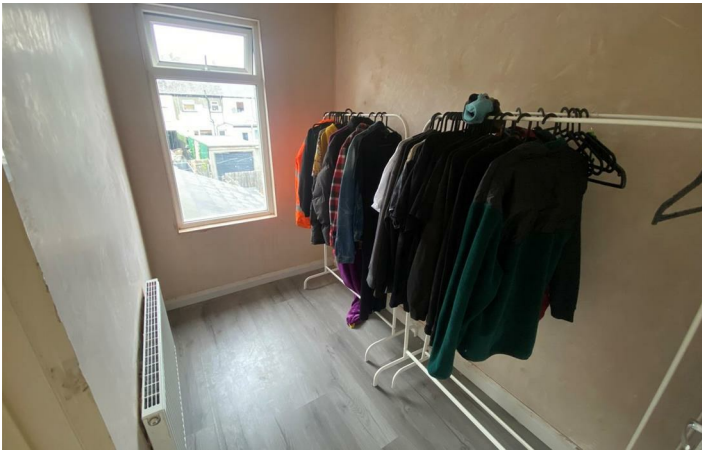
Garden.

REAR

Garden in decking. Yard. Tap.



Directions



Floor Plan

These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property.

