

ULSTER PROPERTY SALES

UPS

RENTALS - BANGOR

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NETWORK STRENGTH - LOCAL KNOWLEDGE



**7B RATHGILL TERRACE, BANGOR,
DOWN, BT19 7WF**

£825 PER MONTH



Located in the popular Rathgill area of Bangor, this delightful first-floor apartment presents an excellent opportunity for those seeking a comfortable and convenient living space. With its prime location, residents will find themselves just a stone's throw away from local amenities, reputable schools, and key transport routes.

Upon entering the property, you are greeted by a welcoming landing that features built-in storage. The modern fitted kitchen is equipped with essential appliances, the spacious living room offers a perfect setting for relaxation.

This apartment boasts two well-proportioned bedrooms, with the master bedroom benefiting from built-in storage.. The family bathroom comprises of white suite..

The property is further enhanced by gas-fired central heating and double-glazed windows. Externally, residents will appreciate the convenience of off-street parking at the front, while the rear of the property features an enclosed garden complete with raised beds.

Early viewing recommended.



Key Features

- Spacious First Floor Apartment In Popular Residential Area, Close to Amenities, Schools and Arterial Routes
- Living Room With Built In Storage
- Modern Fitted Kitchen With Range Of Appliances
- Family Bathroom Comprising Of White Suite
- Two Bedrooms, Master With Built In Storage
- Gas Fired Central Heating And Double Glazed Windows
- Off Street Parking And Enclosed Rear Garden



Accommodation Comprises

Entrance Hall

Tiled floor.

Landing

Built in storage.

Kitchen

13'4" x 11'7"

Modern fitted kitchen, with range of high and low level units, wood laminate work surfaces, inset sink with mixer tap and drainer, washing machine, fridge/freezer, integrated oven, four ring electric hob, black extractor hood, part tiled walls, encased gas fired boiler, space for dining.

Living Room

11'9" x 10'1"

Wood laminate flooring, built in storage.

Bathroom

White suite comprising, panelled bath with mixer tap, wall mounted, overhead shower, glass shower screen, pedestal wash hand basin with mixer tap, low flush w/c, tiled walls.

Bedroom 1

11'3" x 9'8"

Double bedroom with wood laminate floor and built in storage.

Bedroom 2

10'0" x 7'6"

Outside

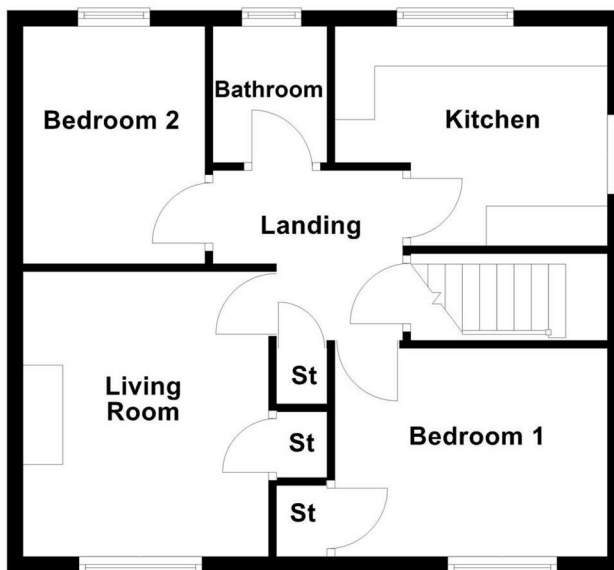
Front - Brick paviour driveway with space for one vehicle.

Rear - Enclosed rear garden, area in patio, raised woodchip beds with mature shrubs and hedging.





Ground Floor



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	70	75
	EU Directive 2002/91/EC	

Questions you may have. **Which mortgage would suit me best?**

How much deposit will I need? What are my monthly repayments going to be?

To answer these and other mortgage related questions contact our mortgage advisor on 028 9070 1000.

Your home may be repossessed if you do not keep up repayments on your mortgage.

We DO NOT charge for initial mortgage consultations. We may charge a fee on completion depending on circumstances. Our typical fee is £250, however, please confirm with Mortgage Consultant at time of appointment.

Please note that we have not tested the services or systems in this property. Purchasers should make/commission their own inspections if they feel it is necessary.

As part of our legal obligations under The Money Laundering, Terrorist Financing and Transfer of Funds (Information on the Payer) Regulations 2017, we are required to verify the identity of both the vendor and purchaser in every property transaction.

To meet these requirements, all estate agents must carry out Customer Due Diligence checks on every party involved in the sale or purchase of a property in the UK.

We outsource these checks to a trusted third-party provider. A charge of £20 + VAT per person will apply to cover this service.

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