

49 CHURCH STREET

Bangor BT20 3HX

- 2 Bedrooms
- 2 Reception Rooms
- uPVC Double Glazing
- Phoenix Gas Heating System
- Maple Kitchen
- White Bathroom Suite
- Good Sized Rear Garden
- Handy Location
- Low Outgoings
- No Onward Chain

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		EU Directive 2002/91/EC

Offers Over £110,000

49 Church Street

, Bangor, BT20 3HX



ACCOMMODATION

uPVC double glazed entrance door into ...

ENTRANCE HALL

Ceramic tiled floor.

LOUNGE

12'8" x 10'6" (3.86m x 3.20m)

Open fireplace with brick surround and hearth.

DINING ROOM

12'3" x 10'0" (3.73m x 3.05m)

Laminated wood floor.

KITCHEN

16'6" x 6'6" (5.03m x 1.98m)

Range of maple high and low

level cupboards and drawers with built-in wardrobes. Built-in roll edge work surfaces. Logik

extractor hood with integrated extractor fan and light. Single drainer sink unit with mixer taps. Plumbed for washing machine. Ceramic tiled floor. Part tiled walls. 4 Low voltage downlights. 2 Wall light points.

STAIRS TO 1ST FLOOR LANDING

BEDROOM 1

17'0" x 10'10" (5.18m x 3.30m)

Laminated wood floor.

BEDROOM 2

11'3" x 9'6" (3.43m x 2.90m)

Laminated wood floor. Range of

hotpress.

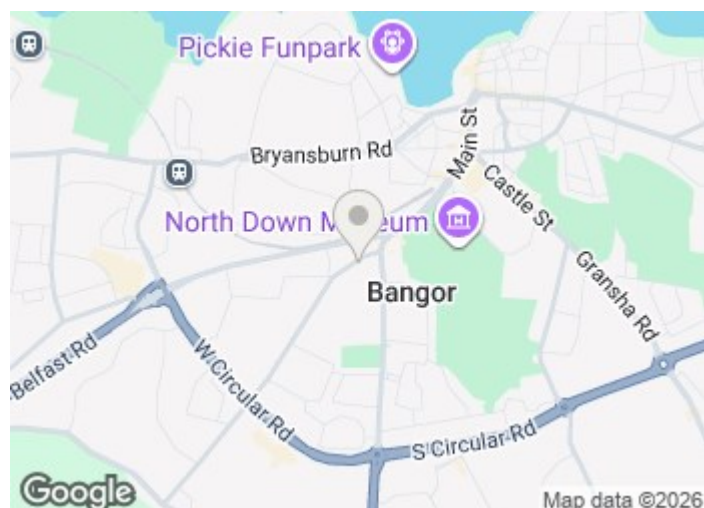
BATHROOM

White suite comprising: Panelled bath with Heatstore Aqua Plus electric shower unit. Pedestal wash hand basin. W.C. Ceramic tiled floor. Part tiled walls.

OUTSIDE

REAR

Garden in lawn. Tap. Light.



Directions



Floor Plan

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