

ULSTER PROPERTY SALES

UPS

BANGOR BRANCH

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NETWORK STRENGTH – LOCAL KNOWLEDGE



10 ROSSDOWAN COURT, BANGOR, BT19 7DP

OFFERS OVER £295,000

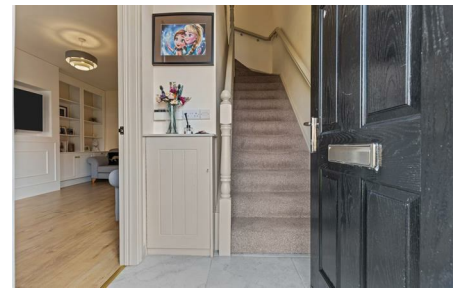
If you need the space and appreciate value for money then this 3 bedroom semi , has got to be a serious consideration, as not only is family size accommodation on offer but the presentation and specification is in first class condition. Offering the appeal and low maintenance factors of modern construction in a thoughtfully designed development adds further appeal to this attractive home, as does its proximity to the variety of retail outlets and easy commuting distance to Belfast.

If you have a pride in your home then the purchase of this property should definitely appeal to you.



Key Features

- 3 Bedrooms (Ensuite)
- Open Plan Kitchen / Family
- Phoenix Gas Heating System
- Downstairs Wash Room / Utility
- Cul De Sac
- Spacious Lounge
- uPVC Double Glazing
- White Bathroom Suite
- Well Presented Throughout



ACCOMMODATION

Entrance door into ...

ENTRANCE HALL

Ceramic tiled floor. Telephone point.

LOUNGE

17'11" x 13'0"

Open fireplace with Sandstone surround and hearth. Laminated wood floor.

KITCHEN/FAMILY ROOM

22'7" x 12'0"

Range of modern high and low level cupboards and drawers with butcher block effect roll edge work surfaces. Built-in ceramic 4 ring hob and oven. Extractor canopy with integrated fan and light. Integrated dishwasher and fridge/freezer. Jotul F166 wood burning stove. Part tiled walls. Ceramic tiled floor. 9 Downlights. 2 Double glazed Velux windows. uPVC double glazed French doors to rear.

UTILITY ROOM

8'5" x 4'4"

Plumbed for washing machine. Ceramic tiled floor.

WASH ROOM

Comprising: Wash hand basin with mixer taps. W.C. 2 Downlights.

STAIRS TO FIRST FLOOR

Built-in storage cupboard.

BEDROOM 2

12'9" x 9'7"

BATHROOM

Comprising: Free standing bath with mixer tap. Corner shower with thermostatic shower over. Vanity unit with inset wash hand basin and mixer taps. W.C. Chrome heated towel rail. Ceramic tiled floor. Tiled walls. 4 Downlights. Built-in extractor fan.

BEDROOM 3

11'6" x 9'7"

STAIRS TO LANDING

BEDROOM 1

21'7" at widest pt x 13'1" narrowing to 6'2"

Access to eaves.

ENSUITE

Comprising: Corner shower with thermostatic shower over. Vanity unit with inset wash hand basin. W.C. Tiled walls. Ceramic tiled floor. 2 Downlights. Built-in extractor fan. Chrome heated towel rail. Double glazed Velux window.

OUTSIDE

FRONT

Garden in lawn with shrubs. Light.

REAR

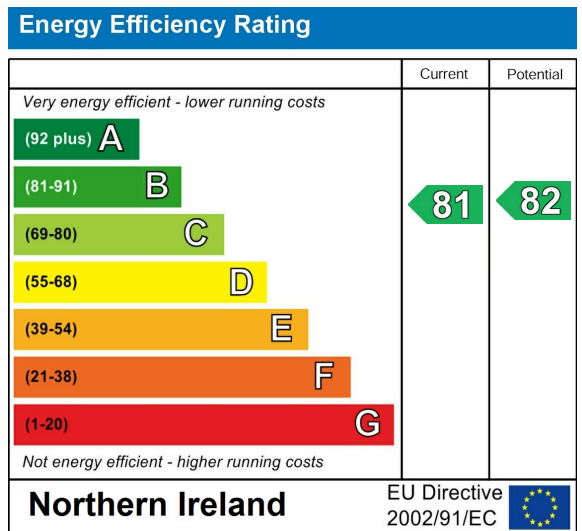
Enclosed garden in paving. Light. Hot and cold taps.











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 9127 1185.

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.

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