

9 Crawfordsburn Road Bangor, BT20 3QT

Offers Over £250,000



VICTORIA
PINKERTON

victoriapinkerton.co.uk

Well presented three bed semi detached property in the popular Bangor West

Nestled in the sought-after area of Bangor West, this charming semi-detached house on Crawfordsburn Road offers a delightful blend of modern living and comfort. With three well-proportioned bedrooms, this property is perfect for families or those seeking extra space.

Upon entering, you are greeted by a contemporary kitchen that seamlessly flows into an open-plan living and dining area,

creating an inviting atmosphere ideal for both relaxation and entertaining. The design maximises natural light, enhancing the sense of space and warmth throughout the home. A convenient downstairs WC adds to the practicality of the layout.

The property boasts a detached garage, providing ample storage, while the enclosed rear garden offers a private outdoor retreat, perfect for enjoying sunny days or hosting

gatherings with friends and family.

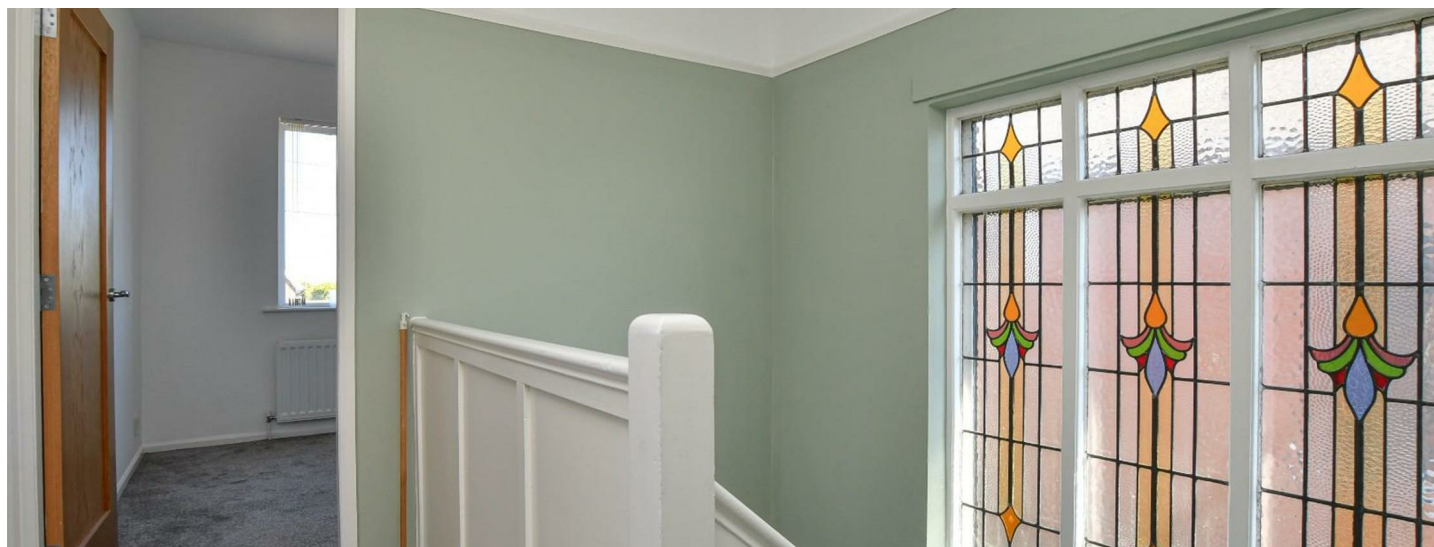
Well presented throughout, this home is ready for you to move in and make it your own. With its desirable location and modern features, this property is a fantastic opportunity for anyone looking to settle in a vibrant community. Don't miss your chance to view this lovely home in Bangor West.





PROPERTY FEATURES

- Well Presented Three Bed Semi Detached Property
- Three Good Sized Bedrooms
- Detached Garage
- Early Viewing Is Advised
- Contemporary Kitchen
- Downstairs WC
- GFCH
- Open Plan Kitchen Living Area
- Private Enclosed Garden
- Popular Bangor West Location







PROPERTY MEASUREMENTS

Hallway	8'5" x 15'5"
Toilet	5'8" x 2'9"
Living Room	10'4" x 12'6"
Dining Room	12'4" x 12'1"
Kitchen	11'2" x 8'5"
Bedroom 1	12'1" x 12'5"
Bedroom 2	12'1" x 10'4"
Bedroom 3	8'10" x 8'6"
Bathroom	8'5" x 8'11"
Landing	8'5" x 8'5"

Energy Efficiency Rating

The rating for this property is:

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D		65	72
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
Northern Ireland		EU Directive 2002/91/EC	

* For your information: The UK average rating is 'E50'.



WHAT3WORDS: wished.times.frosted

Bangor & Donaghadee
125 Main Street, Bangor BT20 4AE
028 9147 9393

Ballyholme
88a Groomsport Road, Bangor BT20 5NF
028 9147 9444

Comber & Ards
7a The Square, Comber BT23 5DX
028 9140 4100

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