



## 3 ROCKSFIELD VIEW, CROSSGAR, DOWNPATRICK, BT30 9GG



OFFERS AROUND £179,950

This three bedroom semi detached home is situated in the popular Rocksfield development in Crossgar within easy walking distance to the shops, amenities and schools and easy commuting distance to Downpatrick, Saintfield and Belfast. The accommodation offers lounge, kitchen with dining area and cloakroom on the ground floor and three bedrooms and bathroom on the first floor. A perfect first time buy or family home.



## Key Features

### Entrance Hall

Parquet style floor tiles.  
Cloakroom with vanity wash hand basin and low flush w.c, Tiled floor.

### Lounge

14'09 x 13'04

### Kitchen/dining area

20'02 x 11'07

High and low level units with integrated fridge/freezer, oven and hob and stainless steel extractor fan. Sink unit. Breakfast bar. Parquet style tiled flooring. Patio doors to garden.

### First Floor

#### Bathroom

White panelled bath with hand shower over, shower cubicle, vanity wash hand basin, low flush w.c, Tiled flooring. Tiled at splashback.

#### Master Bedroom

13'04 x 12'0

Rear facing. Feature wall panelling.

#### Bedroom Two

12'10 x 8'11

Front facing. Built in robes.

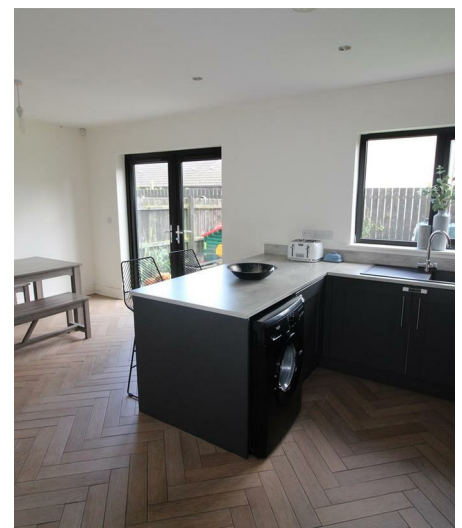
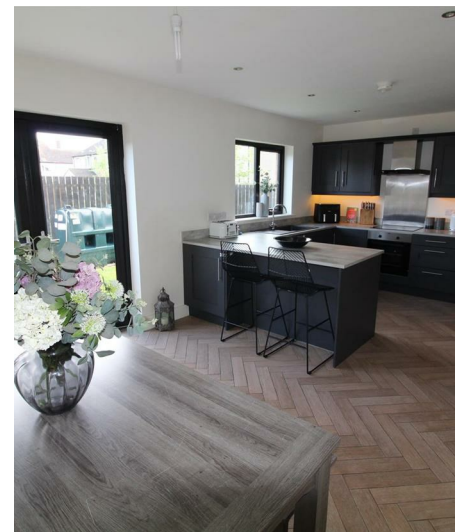
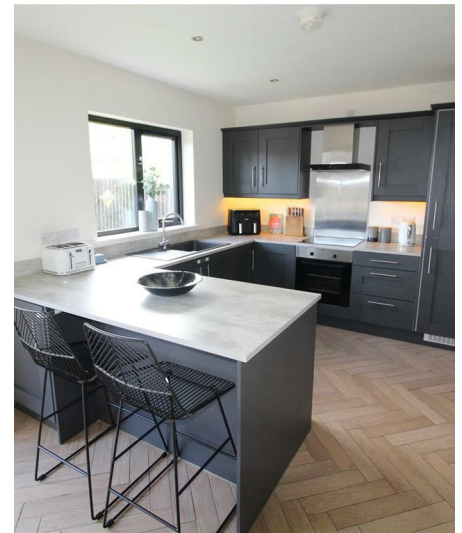
#### Bedroom Three

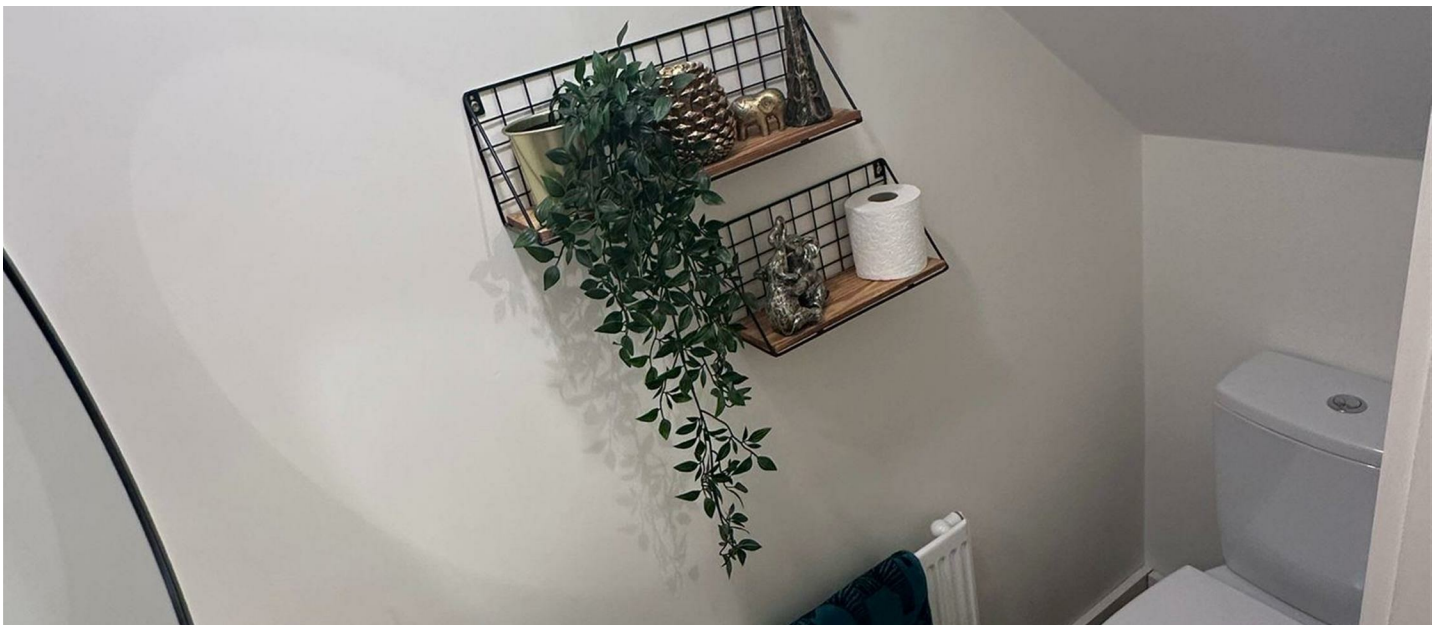
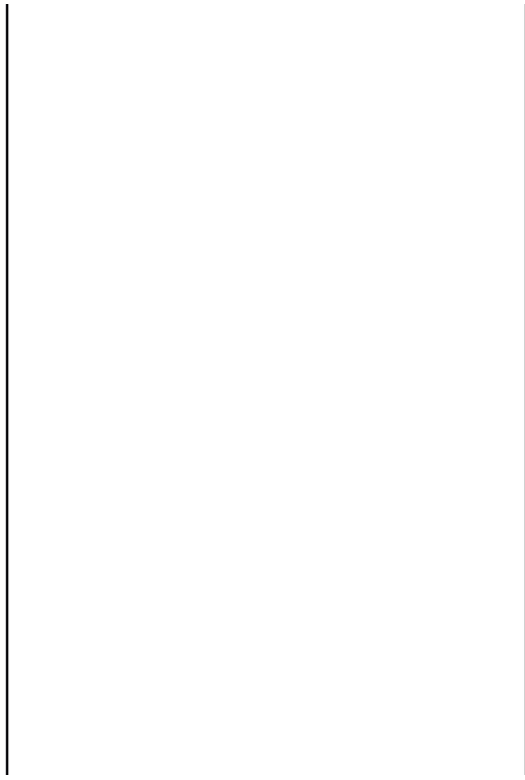
8'06 x 7'03

Front facing. Laminated wooden flooring.

#### Outside

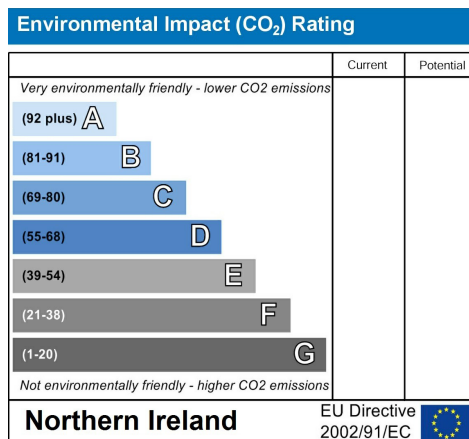
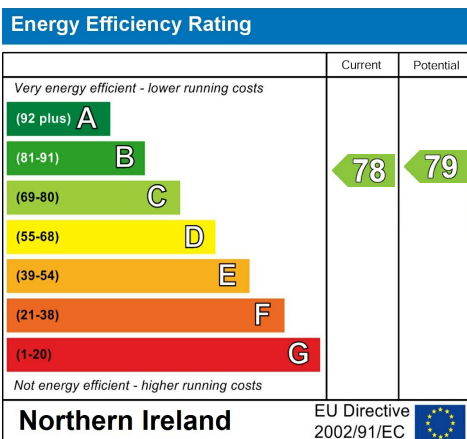
Tarmac driveway to the side with garden in lawn to the front and enclosed rear gardens in lawn with patio area.











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 4461 4101.

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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