



17 MEADOWVALE CRESCENT, BANGOR, BT19 1HQ

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower heating costs	A		
Energy efficient	B		
Decent energy efficiency	C		
Some energy efficiency	D		
Low energy efficiency	E		
Very low energy efficiency	F		
No energy efficiency - higher heating costs	G		
		48	68

Northern Ireland EU Directive 2002/91/EC

£129,950



PUBLIC NOTICE

17 Meadowvale Crescent, Bangor, BT19 1HQ
We are acting in the sale of the above property and have received an offer of £135,000. Any interested parties must submit any higher offers in writing to the selling agent before an exchange of contracts takes place.

EPC Rating: 46E/68D

This semi detached home may well be the perfect staging post for the first time buyer or young family with a local primary school within walking distance, not to mention the varied social, retail and recreational facilities of Bangor town centre. Providing the size and specification of accommodation that should be easily managed helps to create an easy going lifestyle, which helps to keep life stress free. If you're encouraged by what you read why not take the first step towards that independent lifestyle you always dreamt of but perhaps found financially difficult to achieve. Give it a go and come and view your new home today.

Key Features

- 3 Bedrooms
- 1+ Reception Room
- uPVC Double Glazing
- Phoenix Gas Heating System
- White Kitchen
- White Shower Room
- Immediate Possession



ACCOMMODATION

uPVC double glazed entrance door with opaque uPVC side panel into ...

ENTRANCE HALL

Laminated wood floor.

LOUNGE

23'8" x 8'0" widening to 11'3 at widest pt
Open fireplace with multi fuel stove, brick surround and tiled hearth. Laminated wood floor.

KITCHEN

9'12 x 8'1"
Range of high and low level cupboards and drawers with roll edge work surfaces. Built-in 4 ring hob and oven under. Twin ceramic sink unit with mixer tap. Plumbed for dishwasher and washing machine. Part tiled walls. Ceramic tiled floor.

STAIRS TO LANDING

Laminated wood floor.

BEDROOM 1

13'0" x 9'7"
Laminated wood floor. Built-in storage cupboard. Built-in wardrobe.

BEDROOM 2

9'6" x 8'8"
Built-in wardrobe.

BEDROOM 3

10'1" x 7'8"

BATHROOM

White suite comprising: Corner shower with Electric shower. Pedestal wash hand basin. W.C. PVC panelled walls. Ceramic tiled floor.

OUTSIDE

FRONT

Garden.

REAR

Garden. Sensor light and tap.



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 Faith Stead on .

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. 18025347

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.

ULSTERPROPERTYSALES.CO.UK

ANDERSONSTOWN
028 9060 5200

BALLYHACKAMORE
028 9047 1515

BALLYMENA
028 2565 7700

BALLYNAHINCH
028 9756 1155

BANGOR
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CARRICKFERGUS
028 9336 5986

CAUSEWAY COAST
0800 644 4432

CAVEHILL
028 9072 9270

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028 4461 4101

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028 9064 1264

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