



Dellmount Road,

**Offers in the region of
£145,000**



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Dellmount Road, Bangor, County Down

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This spacious red brick semi-detached villa is located close to Ward Park, leading schools, S.E.R.C, and within a few minutes walk of Bangor town centre. This property offers well-proportioned accommodation on both levels and comprising 3 Bedrooms, spacious through lounge, and a bathroom with white suite. The property also offers double glazed windows and recently fitted gas-fired boiler. Externally there is ample car parking and generous gardens to the rear, south-facing in lawns and patio. . All in all an excellent home in a prime location close to Bangor Town centre.

ENTRANCE PORCH

Double glazed sliding patio door, glazed inner door to

ENTRANCE HALL

Ceramic tiled floor, under stairs storage.

THROUGH LOUNGE / DINING ROOM

6.58m x 4.34m (21'7" x 14'3")

Exposed wooden floor, feature Multi Fuel stove on slate hearth.

KITCHEN

2.97m x 2.82m (9'9" x 9'3")

Single drainer stainless steel sink unit with mixer taps, excellent range of high and low-level units with laminated work surfaces, built-in oven and 4 ring ceramic hob, extractor fan, and canopy, plumbed for washing machine, part tiled walls, ceramic tiled floor, tongue and groove ceiling. Cloaks cupboard with gas-fired boiler.

FIRST FLOOR LANDING

Access to roofspace. Airing cupboard.

BATHROOM

White suite comprising: Paneled bath with thermostatically controlled shower unit, part tiled walls, ceramic tiled floor, tongue and groove ceiling. Separate matching low flush WC, laminate wooden floor, tongue and groove ceiling.

BEDROOM ONE

3.58m x 3.48m (11'9" x 11'5")

Laminate wooden floor.

BEDROOM TWO

3.25m x 2.84m (10'8" x 9'4")

Laminate wooden floor.

BEDROOM THREE

2.67m x 2.64m (8'9" x 8'8")

Laminate wooden floor, built-in cupboard.

OUTSIDE

Tarmac driveway with ample car parking space.

GARDENS

Front garden in lawns and shrubs. Rear garden with a southerly aspect in lawns boundary hedging and paved patio area. Garden shed, outside tap. PVC Facia, soffits, and guttering.

EPC

Laser Tape Clause

All measurements have been taken using a laser tape measure and therefore, may be subject to a small margin of error.



For full EPC please contact the branch

