



34 Whitehill Drive, Bangor, County Down, BT20 4EB

Asking Price: £119,950

 **Reeds Rains**

[reedsrains.co.uk](https://www.reedsrains.co.uk)

34 Whitehill Drive, Bangor, County Down, BT20 4EB
Asking Price: £119,950

EPC Rating: TBC

Description

Welcome to 34 Whitehill Drive, a beautifully presented three-bedroom mid-terrace home situated in a prime location close to Bangor Town Centre. This stylish and modern home offers comfortable family living with well-proportioned accommodation throughout.

Upon entering, you are greeted by a welcoming hallway that leads into a bright and spacious lounge—ideal for relaxation. The ground floor also features a modern fitted kitchen with an excellent range of high- and low-level units, seamlessly opening into the open-plan dining area, perfect for entertaining guests or family meals.

Upstairs, the first floor comprises three generous bedrooms and a luxury bathroom complete with a contemporary white suite and sleek fittings.

Externally, the property benefits from gardens to the front and a fully enclosed rear garden laid in lawn, providing a secure and private outdoor space for children or pets.

The home is fully double glazed and benefits from oil-fired central heating, ensuring year-round comfort.

Located in a highly sought-after residential area, this property offers convenience just a short distance from the heart of Bangor Town Centre, with excellent local schools, shops, and transport links nearby.

This home is ideal for first-time buyers, young families, or investors seeking a quality property in a great location.

Reception Hall

UPVC, double glazed front door, laminate wooden floor.

Lounge

16' x 10'4" (4.88m x 3.15m)
laminate wooden floor feature wooden fireplace with tiled inset and hearth.

Kitchen / Dining

19'2" x 10' (5.84m x 3.05m)
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 four ring ceramic hob with glass splash back, integrated fridge freezer, plumbed for washing machine, laminate wooden floor under stairs storage, open plan to casual dining area with UPVC double glazed door to rear garden.

First Floor Landing

access to roof space.

Bedroom 1

15'5" x 8'8" (4.7m x 2.64m)
Hot press with storage above.

Bedroom 2

11'10" x 10'5" (3.6m x 3.18m)

Bedroom 3

9'7" x 7'5" (2.92m x 2.26m)

Bathroom

Luxury white suite comprising panelled bath with mixer taps and Triton electric shower unit, pedestal wash hand basin, low, flush WC, fully tiled walls, ceramic tiled floor.

Outside

Front garden in lawns. Enclosed rear garden in lawns and paved patio area, boundary hedging and mature trees. Boiler house with

oil boiler and PVC oil tank.

NB

CUSTOMER DUE DILIGENCE As a business carrying out estate agency work, we are required to verify the identity of both the vendor and the purchaser as outlined in the following: The Money Laundering, Terrorist Financing and Transfer of Funds (Information on the Payer) Regulations 2017 - <https://www.legislation.gov.uk/ukxi/2017/692/contents>

To be able to purchase a property in the United Kingdom all agents have a legal requirement to conduct Identity checks on all customers involved in the transaction to fulfil their obligations under Anti Money Laundering regulations. We outsource this check to a third party and a charge will apply of £20 + Vat for each person.

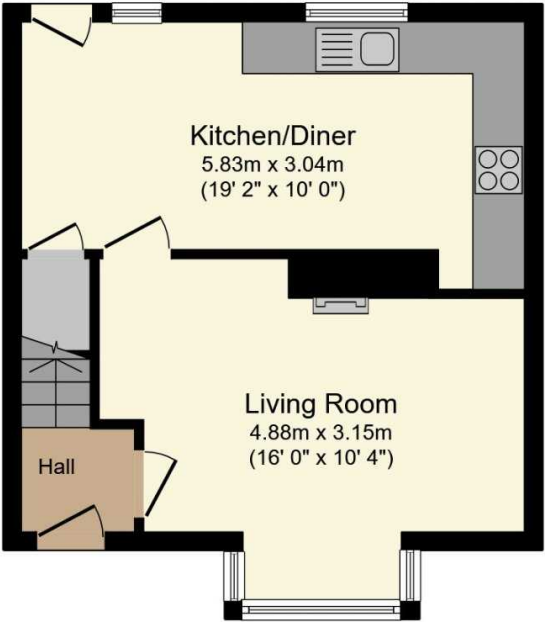
For full EPC please contact the branch.

The Reeds Rains branches at 350 Upper Newtownards Road, Ballyhackamore, Belfast, N Ireland BT4 3EX, 18 Main Street, Bangor, Co Down, N Ireland BT20 5AG, Somerset House, 240-242 Ormeau Road, Belfast, Co Antrim, N Ireland BT7 2FZ, 10 High Street, Carrickfergus, Co Antrim, N Ireland BT38 7AF, 8/8A Carnmoney Road, Glengormley, County Antrim, N Ireland BT36 6HN, 14/16 Market Street, Lisburn, County Antrim , N Ireland BT28 1AB and 2 Frances Street, Newtownards, County Down, N Ireland BT23 4JA are operated by Favsko NI Limited which is independently owned and operated under a Licence from Reeds Rains Limited.

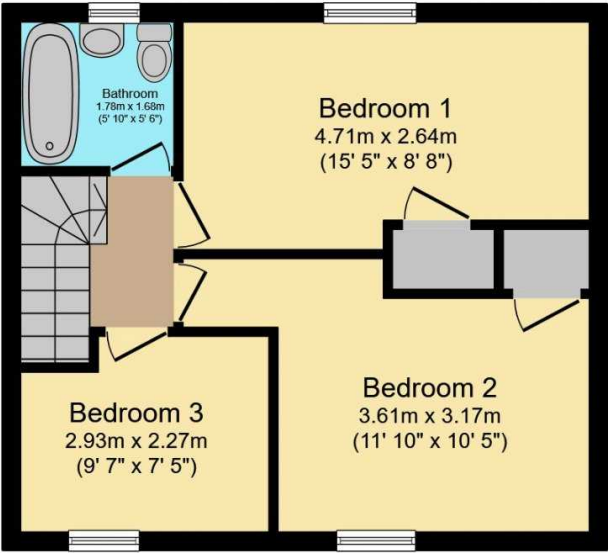
All Measurements
All Measurements are Approximate.

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

Floorplan Clause
Measurements are approximate. Not to Scale. For illustrative purposes only.



Ground Floor



First Floor

Total floor area 74.9 sq.m. (806 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s).
Powered by www.focalagent.com