



71 VICTORIA ROAD

BANGOR BT20 5ER

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*Offers Around*

**£349,950**

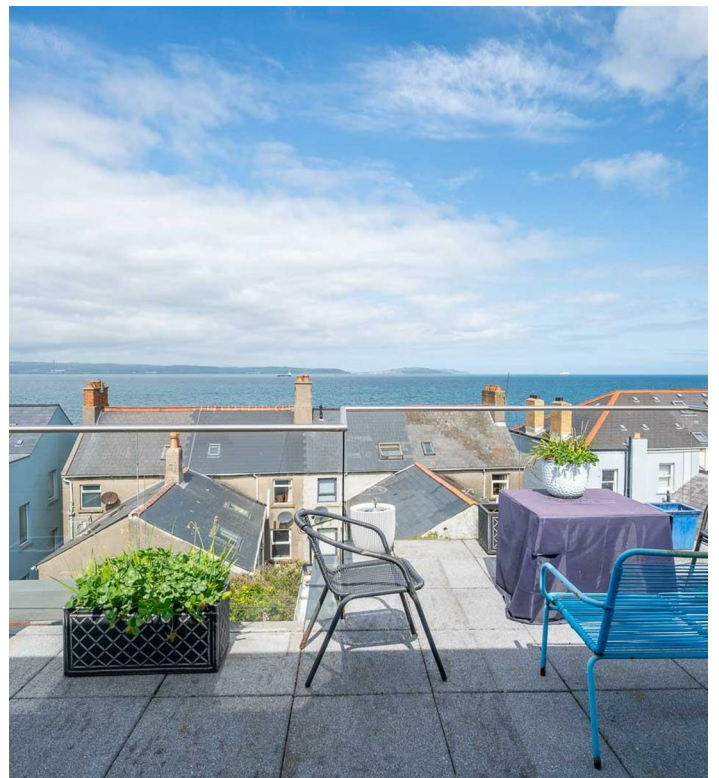


## HOUSE - SEMI-DETACHED

| 4  | N/A  | 1 

Add text here

- Outstanding Extended Semi Detached Property with Breathtaking Views of Belfast Lough, Antrim Coastline and Beyond
- Driveway with Off-Street Parking
- Well Presented Throughout Leaving Little Left to do but Move in and Enjoy
- Second Floor Living Room or Fourth Bedroom with En Suite Shower Room and Sliding Patio Door to Large Fully Tiled Balcony with Glass Balustrade and Stunning Views
- Open Plan Living Room with Cast Iron Multi-Fuel Burning Stove and Dining Area
- Kitchen with Casual Dining Area
- Separate Utility Room
- Three First Floor Bedrooms
- Bathroom with Three Piece Suite
- Additional Downstairs WC



ROOM DETAILS

Entrance	LANDING:	ENSUITE
RECEPTION	BEDROOM (1):	SHOWER ROOM:
HALL:	(13'1" x 12'3")	FULLY TILED
DOWNSTAIRS	BEDROOM (2):	BALCONY:
WC:	(11'9" x 7'9")	Outside
OPEN PLAN	BEDROOM (3):	
LIVING ROOM	(16'7" x 7'1")	
WITH DINING	BATHROOM:	
AREA:	BEDROOM FOUR	
(24'0" x 11'0")	OR POTENTIAL	
KITCHEN:	RECEPTION	
(15'8" x 12'7")	ROOM:	
UTILITY ROOM:	(17'6" x 12'3")	





## DIRECTIONS

Travelling up High Street turn left onto Holborn Avenue and right onto Victoria Road. Number 71 is on your left going up Victoria Road in the direction of Clifton Road.



## THE LOCAL AREA

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D	67	67
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
Northern Ireland		
EU Directive 2002/91/EC		

Scan QR code for more details and to arrange a viewing.

## OUR BRANCHES

B' FAST (028) 9065 3333 H'WOOD (028) 9042 8888 BANGOR (028) 9131 3833 D'DEE (028) 9188 8881 COMBER (028) 9187 1212

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