

JOHNMINNIS
ESTATE AGENTS &
LETTING SPECIALISTS

34 DEANFIELD | Bangor, BT19 6NX
ASKING PRICE £379,950

**Scan for Property Details
and to Arrange a Viewing**



The Property

Located in this extremely popular and highly sought after residential area, here is an ideal opportunity to purchase an outstanding substantial detached family home finished to an excellent standard throughout leaving little left to do but move your furniture in and enjoy. The accommodation is bright, spacious and flexible with a tremendous flow of natural light and provides a range of different layouts to suit the needs of the home owners. This stylish home is sure to create suitable interest.

The ground floor comprises a large living room with feature gas fire and built-in shelving, family room, with attractive fireplace and open fire and sliding double glazed patio door to the rear garden, and superb modern fitted kitchen with double aspect and a range of integrated appliances, including Neff slide and hide ovens, induction hob and microwave, two fridge freezers, underfloor heating and a large island. There is also a casual dining area with double glazed french doors to the rear garden. Upstairs this fine home is further enhanced by having five well-proportioned bedrooms including main suite with bedroom, dressing room and luxury en suite shower room with underfloor heating. There is also a large, modern family bathroom with underfloor heating and a four piece white suite, to include free-standing bath and separate walk-in shower.

Outside does not disappoint either. There is a good-sized, private front garden in lawns, tarmac driveway with ample parking for cars, caravans, boats and horse boxes, etc, and fully enclosed rear garden in lawns with timber decked terrace and brick paved barbecue area making it an ideal space for outdoor entertaining or children at play. Other benefits include Phoenix Gas heating, uPVC double glazed windows, entrance porch and downstairs WC with underfloor heating.

The property is conveniently positioned with ease of access to Bangor's town centre as well as other amenities such as leading schools, shops and Ballyholme beach and village. Demand is anticipated to be high and to a wide range of prospective purchasers. A viewing is thoroughly recommended at your earliest opportunity so as to appreciate it in its entirety.

Property Features

- Outstanding Substantial Detached Family Home
- Finished to an Excellent Standard Throughout Leaving Little Left to do But Move Your Furniture in and Enjoy
- Versatile and Flexible Accommodation with Tremendous Flow of Natural Light
- Living Room with Feature Gas Fire
- Family Room with Attractive Fireplace, Open Fire and Double Glazed Sliding Patio Doors to Rear Gardens
- Superb Modern Fitted Kitchen with Extensive Range of Integrated Appliances, Some of Which are Neff, Casual Dining and uPVC Double Glazed Doors to Rear Garden
- Kitchen Has Exceptional Storage and Also Includes Two Fridge Freezers and Two Ovens
- Five Well Proportioned Bedrooms, One of Which Could be a Home Office or Study
- Main Suite with Bedrooms, Dressing Room and Luxury En Suite Shower Room
- Large Family Bathroom with Four Piece White Suite and Under Floor Heating, To Include Free Standing Bath and Separate Shower



Asking Price £379,950

Detached

5 Bedrooms

3 Receptions

Property Features

- Additional Downstairs WC
- Phoenix Gas Heating
- uPVC Double Glazed Windows
- Front Garden in Lawns
- Tarmac Driveway with Ample Parking for Cars, Caravans, Boats and Horse Boxes, etc
- Good Sized Fully Enclosed Rear Garden in Lawns with Timber Decked Terrace and Barbecue Area in Attractive Brick Paviour, Rear Garden is an Ideal Space for Children at Play or for Outdoor Entertaining
- Conveniently Positioned with Ease of Access into Bangor's Town Centre as well as Ballyholme Beach and Village
- Other Amenities Close By Such As Schools and Shops
- Demand Anticipated to be High and to a Wide Range of Prospective Purchasers
- Early Viewing Essential

Accommodation

Ground Floor

Enclosed Entrance Porch

Reception Hall

Downstairs WC

Living Room
17'5" x 16'3"

Family Room
17'9" x 14'11"

Superb Modern Fitted Kitchen
22'2" x 13'9"

First Floor

Bedroom One
16'7" x 11'11"

Dressing Room

En-Suite Shower Room

Bedroom Two
13'11" x 10'9"

Bedroom Three
10'11" x 10'3"

Bedroom Four
10'10" x 10'8"

Bedroom Five or Home Office
7'8" x 7'7"

Bathroom

Outside

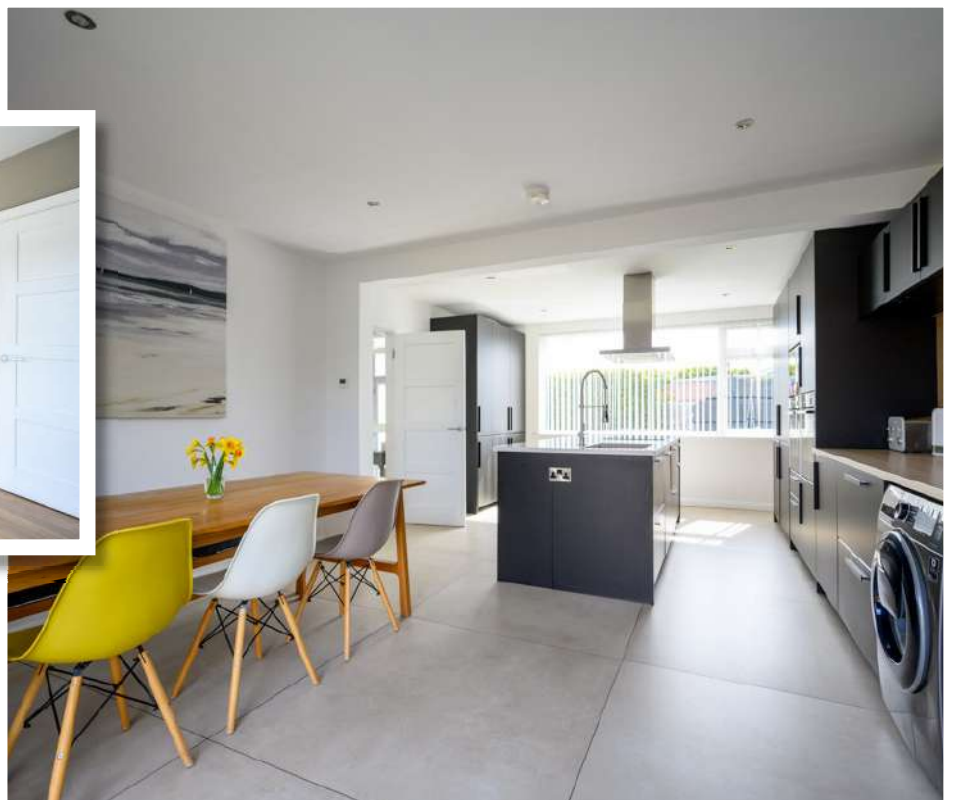
Front Garden In Lawns

Tarmac Driveway

Enclosed Rear Garden with Timber Decked Terrace and BBQ Area

For more information and photographs regarding the accommodation in this property, please visit:
johnminnis.co.uk



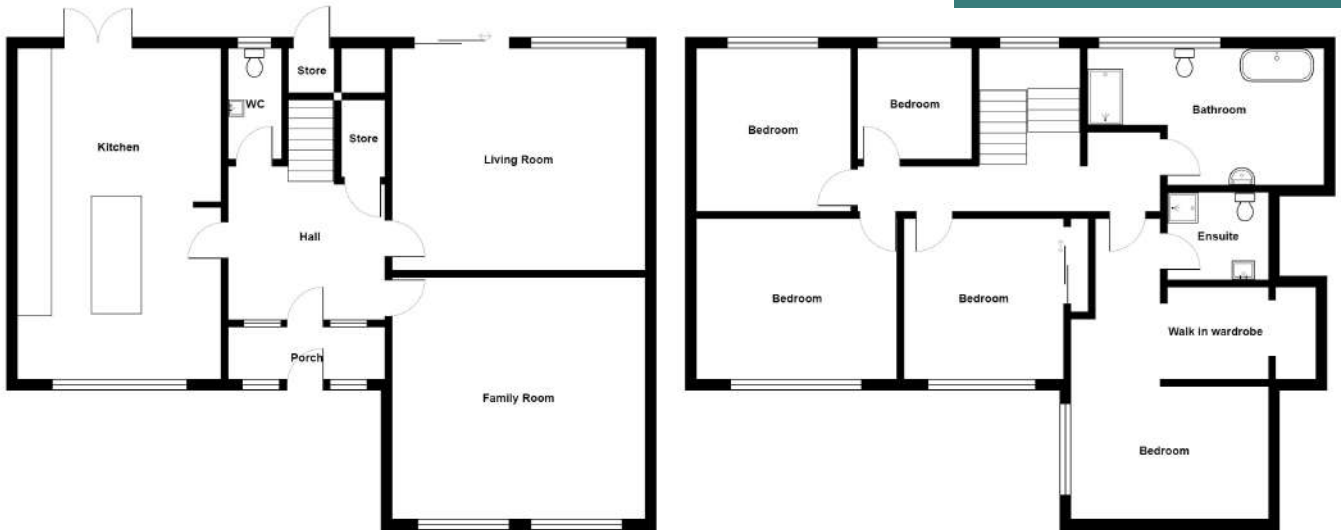






Directions

Heading out of Bangor, along Donaghadee Road, turn right onto Ballycrochan Road. Take the second on your left into Deanfield.



All measurements are approximate and for display purposes only



Viewing

By appointment through agent.

Free Valuation

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Energy Efficiency Rating

	Current	Potential
Very energy efficient - lower running costs		
(92 - 100) A		
(81 - 91) B		
(69 - 80) C		
(55 - 68) D		
(39 - 54) E		
(21 - 38) F		
(01 - 20) G		
Not energy efficient - higher running costs		
	63	65

Bangor/Ards Peninsula

15 New Street, Donaghadee

Co. Down, BT21 OAG

T 028 9188 8881

property@johnminnis.co.uk



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