



## 65 OLD MILL GROVE

Dundonald BT16 1WB

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*Offers Around*

**£345,000**



## HOUSE - DETACHED

| 4  |  | 1 

Add text here

- Exceptional Detached Family Home
- Prime Position with Southerly Aspect to the Rear Gardens
- Ample Driveway Parking
- Large Kitchen/Dining Space with Feature Island unit, Integrated Appliances and French Doors Leading to Rear Garden
- Lounge with Outlook to Front
- Ground Floor WC
- Contemporary Family Bathroom
- Four Generous Bedrooms Principal Bedroom with Contemporary En Suite Shower Room and Built in Robes
- Gas Fired Central Heating
- uPVC Double Glazing



ROOM DETAILS

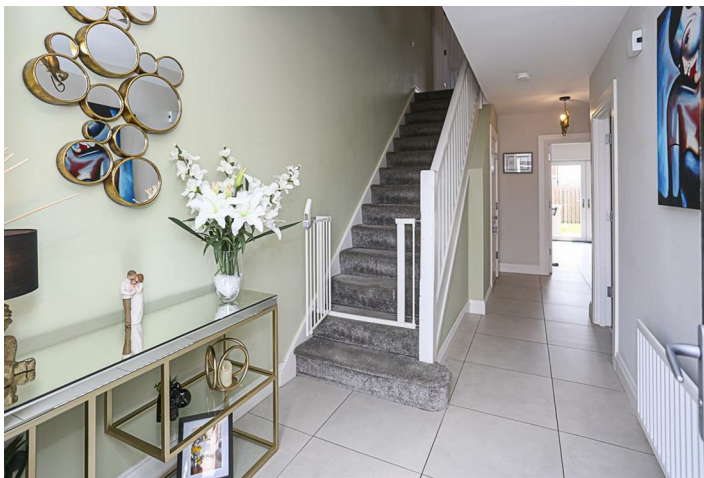
ENTRANCE	BEDROOM (3):	GARDEN ROOM
RECEPTION	(11'1" x 10'6")	(15'4" x 9'4")
HALL:	BEDROOM (4):	Outside
KITCHEN/LIVING/DINING	(9'6" x 7'9")	
(12'5" x 18'7")	BATHROOM	
LOUNGE:	(6'5" x 10'6")	
(15'3" x 11'3")	LANDING:.	
UTILITY ROOM:	PRIMARY	
(5'7" x 6'11")	BEDROOM	
WC	(20'5" x 10'5")	
LANDING:	ENSUITE	
BEDROOM (2):	SHOWER ROOM:	
(15'10" x 10'6")	EVES STORAGE	





## DIRECTIONS

From the main Upper Newtownards Road, turn onto Old Mill Road. Continue straight and take the second left into Old Mill Grove. Number 65 is located further along on the left-hand side.



## THE LOCAL AREA

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B	84	84
(69-80) C		
(55-68) D		
(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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