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ESTATE AGENTS &
LETTING SPECIALISTS

2 MARTINDALE | Bangor
OFFERS OVER £249,950

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Offers Over £249,950

Detached

4 Bedrooms

2 Receptions



Property Features

- Outstanding Detached Family Home
- Cul-de-sac Position Within Prime Residential Area in Bangor West
- Versatile and Flexible Accommodation
- Well Presented Throughout
- Living Room with Cast Iron Wood Burning Stove
- Family Room or Potential Fourth Bedroom with En Suite Shower Room
- Kitchen with Range of Integrated Appliances, Open Plan to Casual Dining Area and Access door to the Rear Garden
- Three Well Proportioned Bedrooms , Family Bathroom
- Oil Fired Central Heating, Double Glazed Windows
- Well Presented Front Garden in Lawns
- Outstanding and Fully Enclosed Rear Garden in Lawns with Paved Patio Terrace and Southerly Aspect, An Ideal Space for Children at Play or Outdoor Entertaining
- Tarmac Driveway and Forecourt with Ample Parking for Cars, Caravans, Boats and Horse Boxes, etc
- In Close Proximity to Many Amenities Including Leading Schools, Bangor Bus and Train Station, Aurora Aquatic and Leisure Centre, Castle Park and Bangor Town Centre

Accommodation

Ground Floor

Covered Entrance Porch

Reception Hall

Lounge
13' 11" x 11' 11"

Kitchen/Dining/Living Space
23' 5" x 10'

Bedroom Four / Study
11' x 9'

Ensuite shower room

First Floor

Landing

Bedroom One
13' 11" x 10' 10"

Bedroom Two
12' 5" x 9' 11"

Bedroom Three
11' x 9' 11"

Family Bathroom

Outside

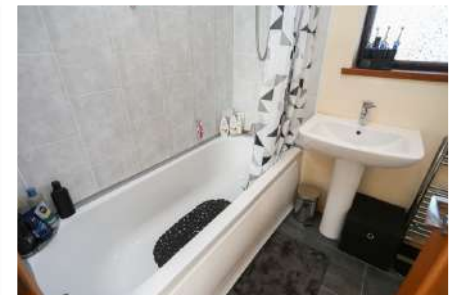
Rear Garden with Patio Area

Ample Driveway Parking

Fully Enclosed Front Garden

For more information and photographs regarding the accommodation in this property, please visit:

johnminnis.co.uk



Tucked away in this quiet cul-de-sac within a popular residential area of Bangor West, here is an ideal opportunity to purchase a fantastic, detached family home which offers excellent convenience to a host of amenities including leading local schools, bus and train stations, shops, Bangor Aurora Aquatic and Leisure Centre and Castle Park. It is also easily accessible for the Belfast bound commuter. Well-presented throughout there is little left to do but move your furniture in and enjoy.



Directions

Travelling along the Bryansburn Road heading towards Bangor, turn right at the garage roundabout into Grange Road, then first left into Grange Avenue. Turn left into Martindale and no 2 is on the left hand side.



Viewing

By appointment through agent.

Free Valuation

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THE IRISH TIMES

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		
	55	58

North Down / Holywood Branch

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