



# 124B CRAWFORDSBURN ROAD

Bangor BT19 1BU

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*Asking Price*

**£550,000**



## HOUSE - DETACHED

| 4  | NO  | 2 

Add text here

- Beautifully designed detached home built in 2019
- Reception Hall Flooded with Natural Light
- Living Room With Wood Burning Stove And Opening To Sun Terrace
- Kitchen Designed By Exorna Kitchens
- Spacious Kitchen With Range Of Integrated Appliances and Casual Breakfast Bar Dining Area
- Open to Dining and Living Space with Patio Doors to Rear Garden
- Four Well Proportioned Bedrooms, Primary With Ensuite Shower Room & Dressing Room & Additional En Suite To Second Bedroom
- Family Bathroom
- Integrated Garage With Utility Area
- Fully Landscaped Gardens to Front and Rear Gardens Laid in Lawns





ROOM DETAILS

ENTRANCE	BEDROOM (1): (14'5" x 13'7")	BEDROOM (4): (12'3" x 8'8")
RECEPTION HALL:	EN SUITE SHOWER ROOM	FAMILY BATHROOM
LOUNGE: (16'10" x 14'7")	DRESSING ROOM: (9'8" x 5'0")	INTEGRAL GARAGE/UTILITY (21'8" x 13'0")
DOWNSTAIRS WC & CLOAKS CUPBOARD	BEDROOM (2): (13'0" x 10'9")	Outside
OPEN PLAN KITCHEN/DINING (20'6" x 15'5")	EN SUITE SHOWER ROOM.	
GARDEN ROOM (12'6" x 11'0")	BEDROOM (3): (11'10" x 10'3")	
LANDING:	HALLWAY:	





DIRECTIONS

Travelling along the Crawfordsburn Road, heading towards Crawfordsburn, the property is located on the right hand side just before the entrance to St Galls Church.



THE LOCAL AREA



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B	83	83
(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

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