



# 40 DRUMGLASS AVENUE

Bangor, BT20 3HA

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*Offers around* **£159,950**



SEMI-DETACHED | 3  | 1  | 2 

Nestled at the end of a peaceful cul-de-sac, 40 Drumglass Avenue offers the perfect blend of comfort and convenience. This 3-bedroom semi-detached property is ideal for families and individuals seeking a quiet, well-connected location.

## KEY FEATURES

- Attractive Red Brick Semi Detached Property in Convenient Location
- Well Presented Throughout
- Quiet Cul-De-Sac Location
- Spacious Living and Dining Areas
- Kitchen with Range of High and Low Level Units
- Three Well Proportioned Bedrooms
- Spacious Bathroom comprising of White Suite
- Oil Fired Central Heating
- Private Rear Garden Laid in Lawns
- Driveway Parking
- Close to Local Amenities and Transport Links
- Within Easy Reach of Town Centre, Bangor's Ring Road, Main Arterial Routes for City Commuting and a Host of Other Local Amenities
- Quiet Residential Area Close to Bangor Town Centre, Local Schools and Amenities





## ROOM DETAILS

### *Ground Floor*

- Reception Hall
- Lounge  
16'0" x 11'1"
- Dining Room  
10'8" x 8'7"
- Kitchen  
12'9" x 8'7"

### *First Floor*

- Family Bathroom
- Bedroom One  
13'9" x 11'8"
- Bedroom Two  
12'11 x 11'8"
- Bedroom Three  
9'5" x 6'8"

### *Outside*

- Covered Entrance Porch with Coach Light
- Front Garden Laid in Lawn
- Shared driveway, ample rear garden laid in lawns with patio and garden to side with oil tank and boiler.



To View Floor Plans  
scan QR code below





## DIRECTIONS

*Turning off the Clandeboye Road onto Inglewood Park leading to Rosemary Avenue, take the first right hand turn onto Drumglass Avenue and number 40 is at the end of the cul-de-sac.*



## THE LOCAL AREA

*Bangor is a beautiful seaside town located just over 13 miles from Belfast. Bangor offers a wide variety of property with something to suit all.*

*Bangor Marina is one of the largest in Ireland and attracts plenty of visitors when the sun shows its face. Tourism is a big factor in this part of the world.*

ENERGY EFFICIENCY RATING		
Very energy efficient – lower running costs		
92+	A	
81-91	B	
69-80	C	
55-68	D	
39-54	E	
21-38	F	
1-20	G	
NOT energy efficient – higher running costs		
	CURRENT	POTENTIAL
	63	69

Scan QR Code to view floor plans and to arrange a viewing.



## OUR BRANCHES

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