



459 OLD BELFAST ROAD

Bangor, BT19 1RQ

Offers over **£179,950**

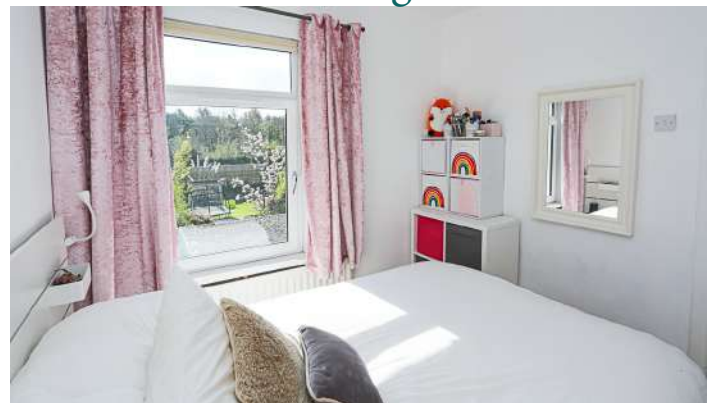


SEMI-DETACHED | 3  | 1  | 1 

Offered for sale is an exceptionally well presented and beautifully maintained semi-detached property as well as a generous rear garden with full planning permission for a contemporary two bedroom detached dwelling

KEY FEATURES

- Beautifully Maintained and Presented Three Bedroom Semi Detached Property with Building Site to the Rear with Full Planning Permission for Contemporary Two Storey Two Bedroom Home with Balcony to the Rear and Garden with Southerly Aspect
- Planning Permission Application No: LA06/2017/1240/F
- Planning Permission Passed for single storey extension to current property
- Planning Permission Application No: LA06/2023/1753/NMC
- Exceptionally Well Presented with Tasteful Internal Décor
- Three Well Proportioned Bedrooms
- Through Lounge Dining with Open Fire
- Fitted Hand Painted Style Kitchen with Breakfast Bar, Opening to Enclosed Easily Maintained Rear Garden Laid in Decking, Loose Pebbled Area and Raised Beds
- Fully Floored Roofspace Ideal as Home Office or Hobby Room
- Parking to the Front



ROOM DETAILS

Ground Floor

- Reception Hall
- Downstairs WC
- Lounge/Dining Area
19'2" x 9'7"
- Kitchen
11'8" x 10'11"

First Floor

- Bedroom One
10'4" x 8'3"
- Bedroom Two
8'10" x 8'3"
- Office Space
7'3" x 7'0"
- Bathroom

Second Floor

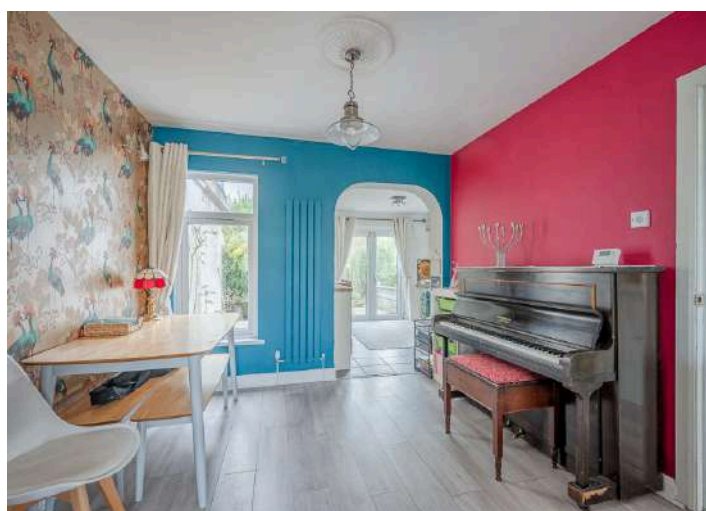
- Floored Attic
15'3" x 8'3"

Outside

- Ample driveway parking
- Garden to the front laid in stones with mature planting
- Generous rear garden laid in lawns with mature planting
- Space and previous planning approval for two storey property in garden
- Planning approval for extension to current property.



To View Floor Plans
scan QR code below

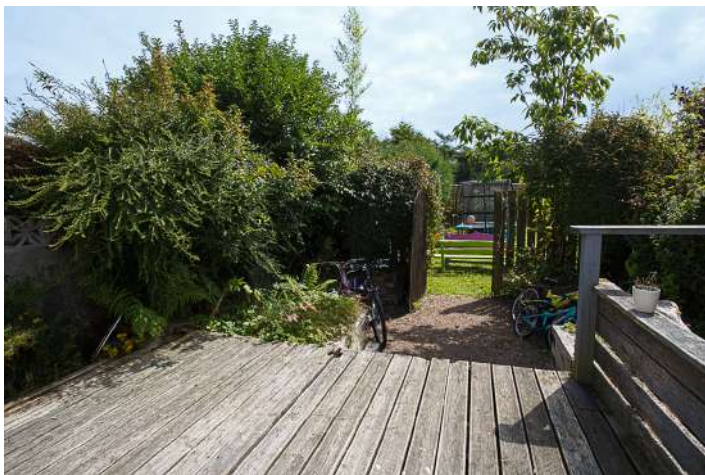


Travelling towards Bangor on the A2 dual carriageway turn left off the carriageway onto Old Belfast Road. Number 459 is located on the right hand side.



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	CURRENT	POTENTIAL
92+ A		
81-91 B		
69-80 C		
55-68 D	66	67
39-54 E		
21-38 F		
1-20 G		
NOT energy efficient – higher running costs		

Scan QR Code to
view floor plans 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

property@johnminnis.co.uk

JOHNMINNIS.CO.UK



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