



9 BRUNSWICK AVENUE

Bangor, BT20 3DP

Offers around **£225,000**



SEMI-DETACHED | 3  | 1  | 2 

Set on a generous site, this property boasts a generous garden, offering ample space for children to play and for outdoor entertaining with steps leading to raised deck areas.

KEY FEATURES

- Attractive Semi Detached Family Home
- Beautifully Presented Throughout
- Spacious Lounge with Outlook to Front and Open Fire
- Dining Room with Outlook to Rear
- Kitchen with Access to Rear Garden
- Three Double Bedrooms
- Family Bathroom with Stylish Suite
- Detached Garage
- Potential to Extend Subject to Necessary Planning Permissions
- uPVC Double Glazing
- Gas Fired Central Heating
- Sought After Convenient Location
- Within Walking Distance to Bangor Town Centre
- Only a Short Stroll to Bangor West Railway Halt, Strickland's Glen and the National Trust Coastal Path Running from Bangor to Holywood



ROOM DETAILS

Ground Floor

- Reception Hall
- Lounge
12'5" x 10'10"
- Dining Room
12'4" x 9'11"
- Kitchen
12'4" x 9'5"

First Floor

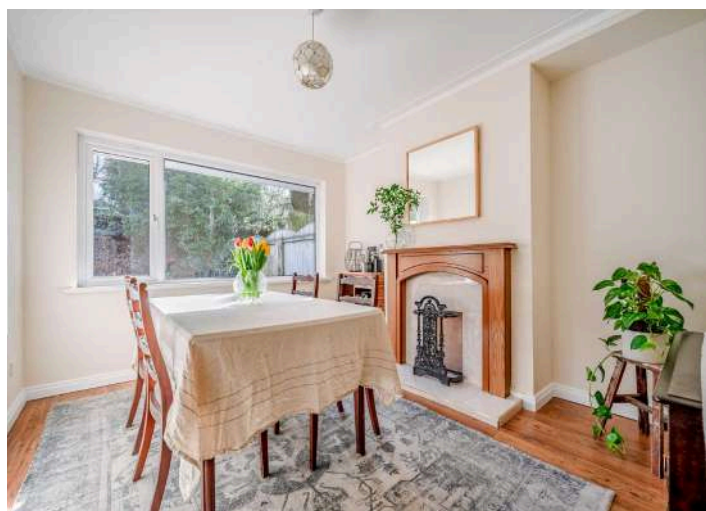
- Landing
- Bedroom One
12'3" x 10'2"
- Bedroom Two
10'11" x 10'2"
- Bedroom Three
9'2" x 8'10"
- Shower Room
9'2" x 8'0"

Outside

- Garage with up and over door
- Garage plumbed for utilities.
- Front garden laid in lawn with ample driveway parking
- Generous rear garden with space for extension subject to necessary planning and consents
- Mature generous garden laid in lawns.



To View Floor Plans
scan QR code below



DIRECTIONS

Travelling along the Crawfordsburn Road, towards Bangor, continue through the Maxwell Road roundabout taking the third exit off the Maxwell Road roundabout onto Brunswick Road. Brunswick Avenue is located along Brunswick Road on the right hand side. Number 9 is located at the end of the cul-de-sac on the left hand side.



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
	60	73

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



OUR BRANCHES

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