



**8 Lansdowne Avenue, Newtownards, BT23 4GJ**  
**Extended Red Brick Semi in a Popular Residential Development - £220,000**



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## Extended Red Brick Semi In A Popular Development

Offering over 1300 sq ft of well-proportioned and beautifully presented accommodation, this larger-than-average semi detached home offers plenty of space for the family buyer. The present owners have amended the original layout to enhance its practicality and have added a delightful sun room affording that sought-after modern style of living/ dining space open plan to kitchen.

## Key Features

- Extended Red Brick Semi in a Popular Residential Development
- Spacious Lounge With Open Fire And Oak Strip Floor
- Luxury Kitchen With Built-In Appliances, Open Plan to Dining Room and Delightful Sun Room
- Three Bedrooms Including Principal With Shower Room Ensuite
- Bathroom With Modern White Suite Including Freestanding Bath Plus Ground Floor Cloakroom Suite
- Gas Fired Central Heating
- Double Glazed Windows In PVC Frames
- Detached Garage, Tarmac Driveway and Additional Parking

## Floor Plans



Total area: approx. 122.2 sq. metres (1315.8 sq. feet)

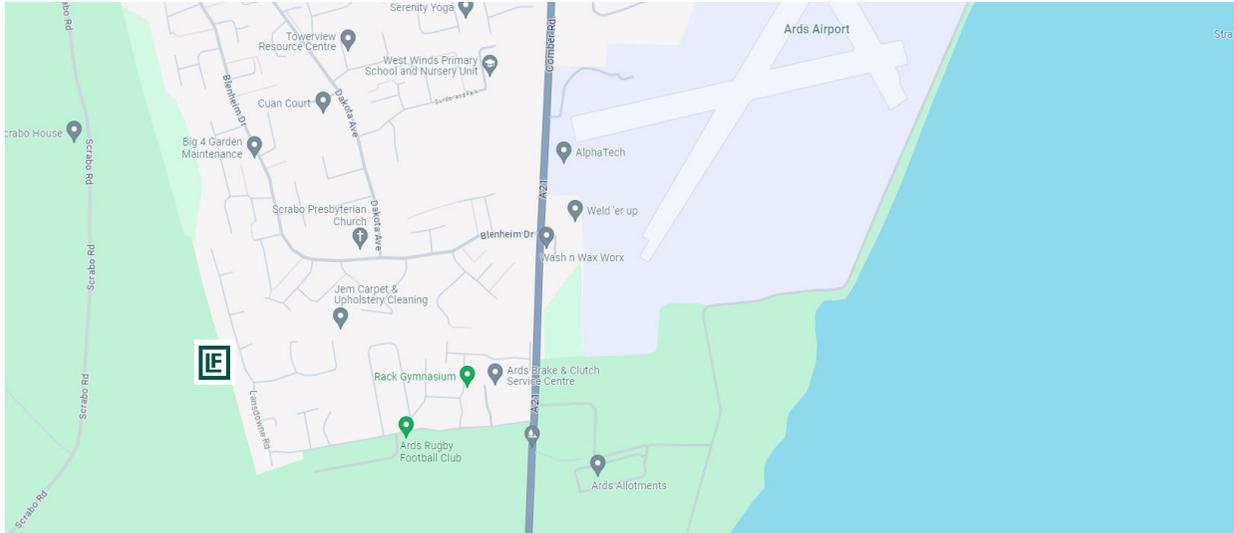
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Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C	69 C	70 C
55-68	D		
39-54	E		
21-38	F		
1-20	G		

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