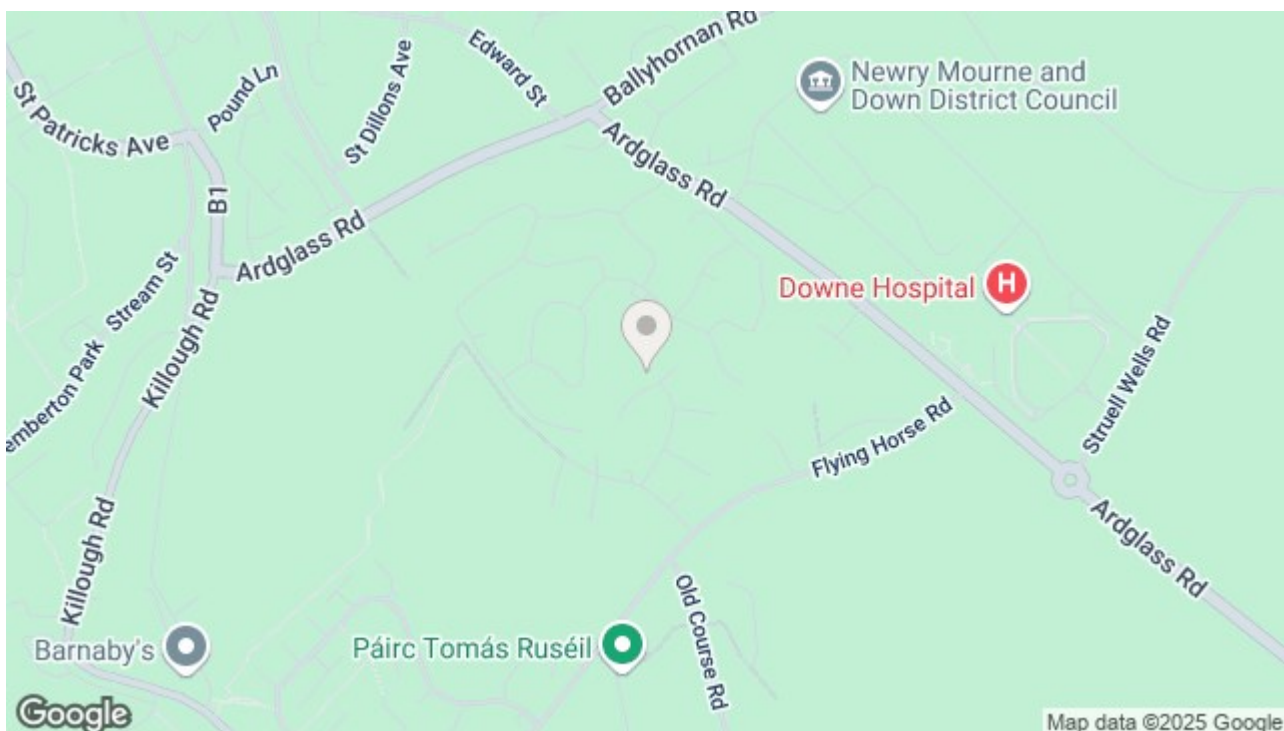




32 LINDISFARNE ROAD, DOWNPATRICK, BT30 6HP



OFFERS AROUND £119,950



This three bedroom bungalow would make a great first time home or investment property. Within close proximity to Downe Hospital and Downshire civic centre along with local sports clubs, schools and shops. The accommodation comprises three bedrooms, lounge, kitchen with dining area and shower room along with easily maintained gardens to front and rear. With so much to offer and at such a reasonable price, early viewing is advised.



## At a glance:

- Semi detached bungalow
- Living room
- W.C
- Popular location
- Three bedrooms
- Kitchen/ dining area
- Shower Room
- Good price

### Entrance Hall

13'5" x 6'7"

Door to:

### Hotpress

4'2" x 4'2"

### Living Room

15'4" x 12'9"

Two windows to side,  
laminated wooden floor.

### Kitchen/Dining Room

21'3" x 12'9"

Window to front, window to  
side, high and low level  
units with stainless steel sink  
unit. Recess for electric  
cooker, fridge and washing  
machine. Extractor fan. Tiled  
at splashback.

Laminated wooden flooring

### Bedroom 1

8'10" x 14'10"

Window to side

Front facing

### Bedroom 2

13'5" x 8'7"

Window to rear

Rear facing

### WC

3'10" x 4'8"

White low flush w.c. and  
wash hand basin.

### Bedroom 3

10'1" x 6'7"

Window to rear. Laminated  
wooden flooring  
Rear facing

### Shower Room

White suite comprising wash  
hand basin and shower.

### Store

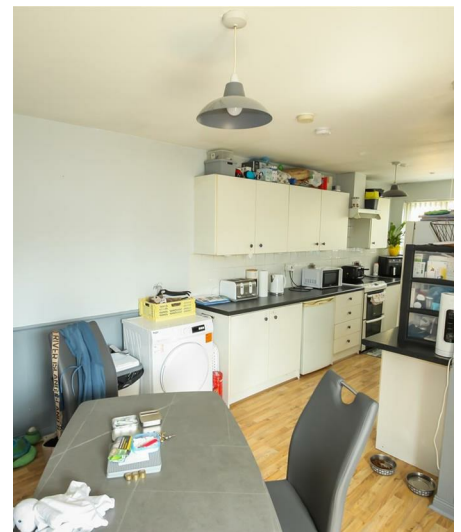
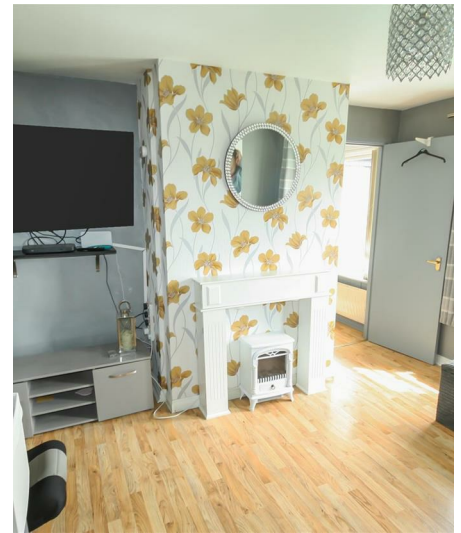
2'9" x 2'2"

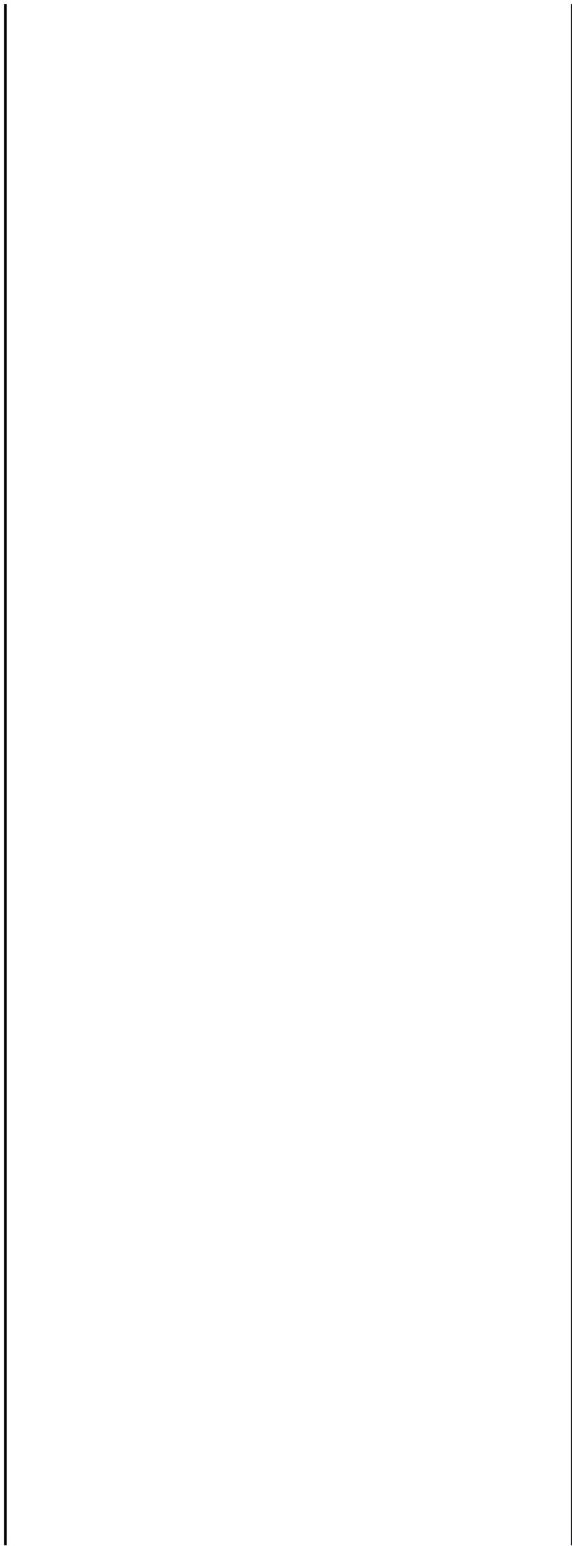
Oil fired boiler.

### Outside

Enclosed garden in lawns  
with paved patio area.

Enclosed garden with patio  
area and pebbled areas. Oil  
tank.






















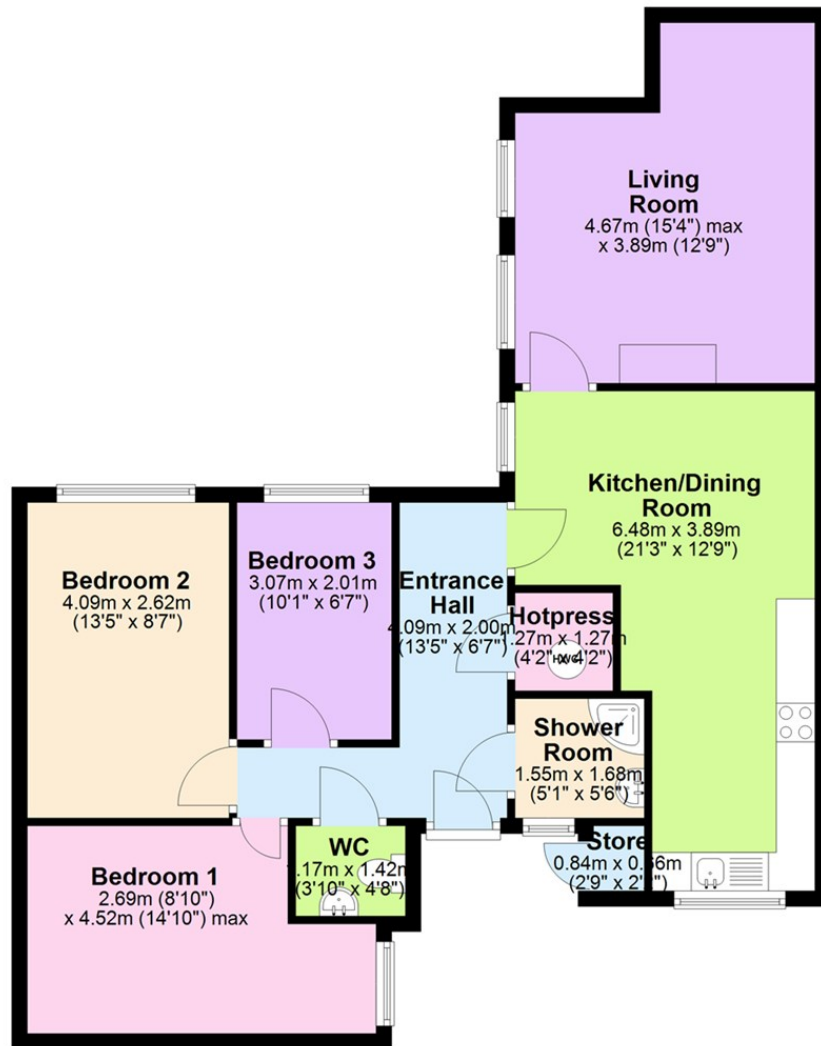






Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) <b>A</b>		
(81-91) <b>B</b>		
(69-80) <b>C</b>		
(55-68) <b>D</b>		
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
Not energy efficient - higher running costs		
<b>Northern Ireland</b>	EU Directive 2002/91/EC	

## Ground Floor





Questions you may have. **Which mortgage would suit me best?**

**How much deposit will I need? What are my monthly repayments going to be?**

To answer these and other mortgage related questions contact our mortgage advisor on 028 4461 4101.

Your home may be repossessed if you do not keep up repayments on your mortgage.

**We DO NOT charge for initial mortgage consultations. We may charge a fee on completion depending on circumstances. Our typical fee is £250, however, please confirm with Mortgage Consultant at time of appointment.**

Please note that we have not tested the services or systems in this property. Purchasers should make/commission their own inspections if they feel it is necessary.

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