

ULSTER PROPERTY SALES

UPS

BANGOR BRANCH

88 Main Street, Bangor, County Down,
BT20 4AG

028 9127 1185

bangor@ulsterpropertysales.co.uk

NETWORK STRENGTH – LOCAL KNOWLEDGE



2 MORSTON PARK, BANGOR, BT20 3ER

OFFERS OVER £260,000

Quiet, serene, peaceful, yet spot on convenient would be a apt description of this detached bungalow's perfect location as it offers ease of access to both Bangor town centre and retail facilities at Bloomfield shopping centre. The bungalow itself offers well proportioned accommodation which will provide an excellent home that should suit the needs of a wide variety of purchaser. Given the rarity of bungalows in the general Bangor area this represents as a great opportunity for either those on the way up the market or those considering downsizing; either way it's ready to buy, so the next move is yours to ensure a successful outcome.



Key Features

- Large Corner Site
- Spacious Lounge
- uPVC Double Glazing
- Maple Kitchen
- Work Shop
- 3 Bedrooms
- Kitchen / Dining Area
- Oil Fired Heating System
- White Bathroom Suite
- Well Presented Throughout



ACCOMMODATION

uPVC double glazed entrance door into ...

ENTRANCE PORCH

Ceramic tiled floor. Half glazed door with double glazing.

ENTRANCE HALL

Built-in hotpress with insulated copper cylinder and Willis type immersion heater.

LOUNGE

16'0" x 10'5"

Open fireplace with cast iron surround and back boiler, granite hearth and wood mantel. Cornice. Laminated wood floor.

KITCHEN

20'10" x 11'2" narrowing to 7'10"

Range of oak effect high and low level cupboards and drawers with roll edge work surfaces. Built-in Belling hob and double oven. Extractor hood with integrated fan and light. Stainless steel sink unit with mixer taps. Georgian uPVC double glazed French doors to rear. Part tiled walls. Laminated wood floor.

BEDROOM 1

12'11" x 10'0"

Laminated wood floor.

BEDROOM 2

11'3" x 8'10"

Laminated wood floor.

BEDROOM 3

9'11" x 7'2"

Built-in wardrobe. Laminated wood floor.

BATHROOM

White suite comprising: Panelled bath with mixer taps and telephone shower attachment. Aqualisa electric shower. Vanity unit with inset wash hand basin and mixer taps. W.C. Tiled walls. Ceramic tiled floor. Chrome heated towel rail. Built-in extractor fan.

ROOFSPACE

Part floored. Light.

OUTSIDE

ATTACHED GARAGE

18'2" x 8'11"

Light and power.

DETACHED GARAGE

19'3" x 16'4"

Electric roller door. Light and power.

WORK SHOP

16'4" x 9'3"

Light and power.

FRONT & SIDE

Garden in lawn with shrubs.

REAR

Enclosed garden in pavestones. Boiler house. Utility room: Wash hand basin. Plumbed for washing machine. PVC oil tank. Light. Tap.












Energy Efficiency Rating

	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E	43	61
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
Northern Ireland	EU Directive 2002/91/EC 	

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 9127 1185.

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.

ULSTERPROPERTYSALES.CO.UK

ANDERSONSTOWN
028 9060 5200
BALLYHACKAMORE
028 9047 1515
BALLYNAHINCH
028 9756 1155

BANGOR
028 9127 1185
CARRICKFERGUS
028 9336 5986
CAVEHILL
028 9072 9270

DONAGHADEE
028 9188 8000
DOWNPATRICK
028 4461 4101
FORESTSIDE
028 9064 1264

GLENGORMLEY
028 9083 3295
MALONE
028 9066 1929
NEWTOWNARDS
028 9181 1444

RENTAL DIVISION
028 9070 1000



Jonathan Collins trading under licence as Ulster Property Sales (North Down)
©Ulster Property Sales is a Registered Trademark