



ULSTER PROPERTY SALES

UPS

BANGOR BRANCH

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NETWORK STRENGTH - LOCAL KNOWLEDGE



17 TOWERVIEW

Bangor BT19 6BD

- In Need Of Modernisation
- 5 Bedrooms
- 2 Reception Rooms
- Phoenix Gas Heating System

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		62
(39-54) E	41	
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
Northern Ireland		EU Directive 2002/91/EC

Offers Over £230,000

17 Towerview

, Bangor, BT19 6BD



ACCOMMODATION

uPVC double glazed entrance door with opaque uPVC double glazed side panels into ...

ENTRANCE HALL

LOUNGE

20'5" x 17'9" (6.22m x 5.41m)
Pine ceiling. 4 wall light points.

DINING ROOM

17'11" x 9'3" (5.46m x 2.82m)
Access to roofspace.

KITCHEN

14'1" x 9'2" (4.29m x 2.79m)
Range of white high and low level cupboards and drawers with roll edge work surfaces. Built-in ceramic 4 ring hob and Creda double oven. Built-in extractor fan. Single drainer stainless steel sink unit with mixer taps. Plumbed for dishwasher. Part tiled walls.

UTILITY ROOM

15'6" x 9'3" (4.72m x 2.82m)
Double drainer stainless steel sink unit with mixer taps. Plumbed for washing machine. 2 Built-in storage cupboards.

BEDROOM 1

14'4" x 9'1" (4.37m x 2.77m)
Built-in double wardrobe with cupboards.

ENSUITE

Comprising: Shower cubicle with Thermostatic shower. Wash hand basin. W.C. Tiled walls.

BEDROOM 2

12'1" x 9'3" (3.68m x 2.82m)
Vanity unit with inset wash hand basin.

BEDROOM 3

9'9" x 9'2" (2.97m x 2.79m)
Vanity unit with inset wash hand basin.

FAMILY ROOM

10'5" x 9'1" (3.18m x 2.77m)

BEDROOM 4

9'1" x 9'1" (2.77m x 2.77m)
Built-in wardrobe.

BATHROOM

Coloured suite comprising: Panelled bath with mixer tap and telephone shower attachment. Vanity unit with inset wash hand basin and mixer tap. W.C. Tiled walls. Built-in hotpress with insulated copper cylinder and immersion heater.

OUTSIDE

INTEGRAL GARAGE

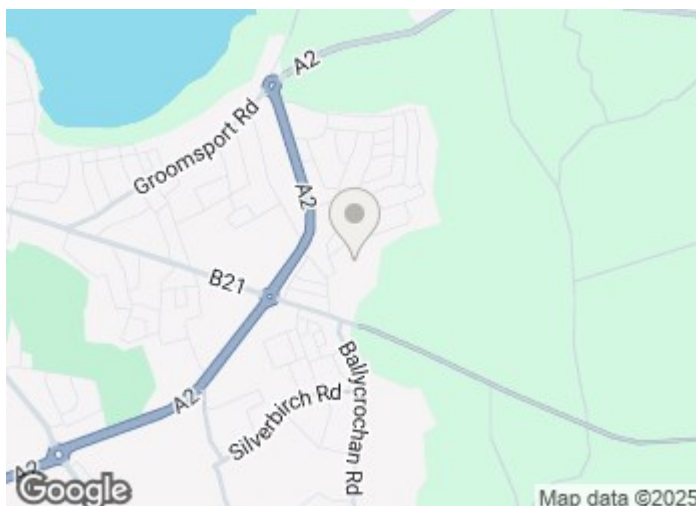
Up and over door. Light and power.

FRONT

Garden in lawn with conifers. Tap. Light.

REAR

Garden in lawn with conifers. Light. PVC Oil Tank.



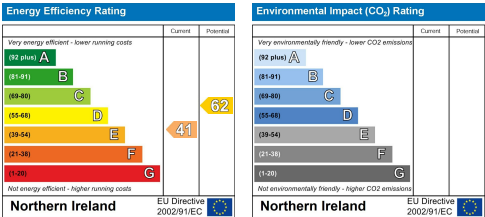
Directions



Floor Plan



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