



ULSTER PROPERTY SALES

UPS

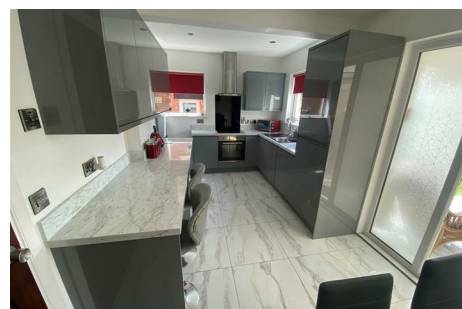
BANGOR BRANCH

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BT20 4AG

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NETWORK STRENGTH - LOCAL KNOWLEDGE



60 ABBEY PARK

Bangor BT20 4BZ

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		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
Northern Ireland		EU Directive 2002/91/EC

Offers Over £175,000

60 Abbey Park

, Bangor, BT20 4BZ



ACCOMMODATION

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

ENTRANCE HALL

LOUNGE

14'11" x 13'1" (4.55m x 3.99m)

Closed over fireplace. Electric fire with Sandstone effect wood surround and hearth.

KITCHEN/DINING AREA

16'62 x 8'6" (4.88m x 2.59m)

Range of grey gloss high and low level cupboards and drawers with marble effect work surfaces. Built-in Candy 4 ring hob and oven under. Extractor canopy with integrated

fan and light. Integrated fridge/freezer and washing machine/dryer. Ceramic tiled floor. 6 Downlights.

CONSERVATORY

9'10" x 7'8" (3.00m x 2.34m)

Ceramic tiled floor.

STAIRS TO LANDING

BEDROOM 1

13'10" x 9'4" (4.22m x 2.84m)

Range of built-in wardrobes with mirrored sliding doors. 5 Downlights.

BEDROOM 2

9'8" x 9'5" (2.95m x 2.87m)

BEDROOM 3

10'10" x 6'7" (3.30m x 2.01m)

Built-in storage cupboard.

SHOWER ROOM

Comprising: Corner shower with Thermostatic shower over and Drencher. Vanity unit with inset wash hand basin and mixer taps. W.C. Tiled walls. Ceramic tiled floor. 2 Downlights. Built-in extractor fan. Chrome heated towel rail.

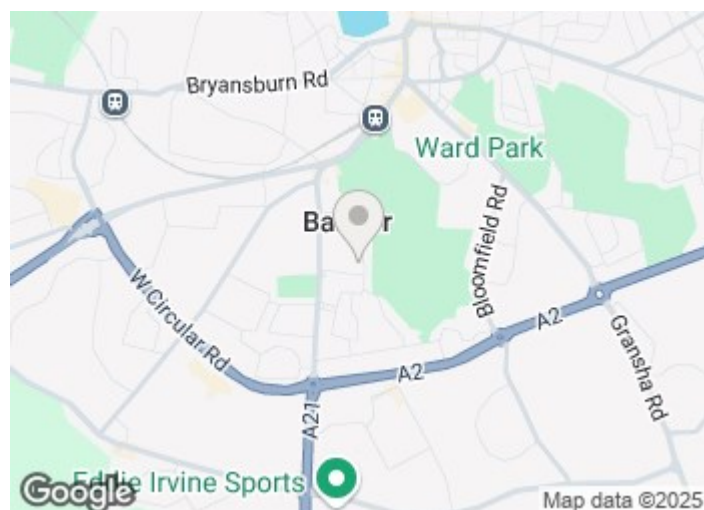
OUTSIDE

FRONT

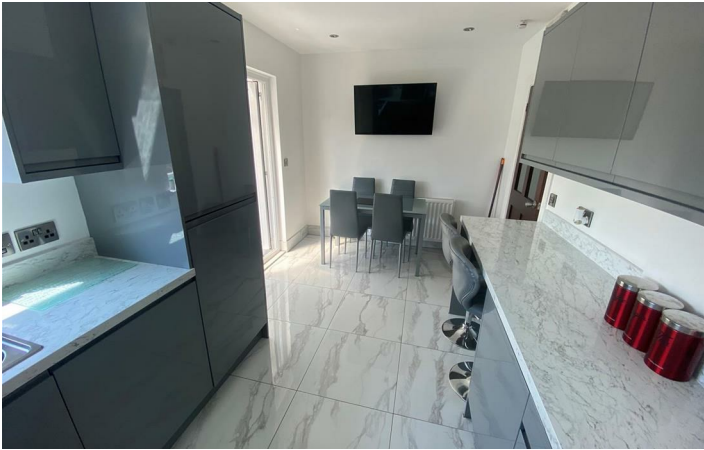
Garden in lawn with shrubs.

REAR

Enclosed garden in lawn with shrubs.



Directions



Floor Plan

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