



83 MORSTON PARK

Bangor BT20 3ER

- 3 Bedrooms
- Lounge
- Kitchen / Dining Area
- uPVC Double Glazing
- Oil Fired Heating System
- White Shower Room
- Detached Garage
- Corner Site
- No Onward Chain

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 £185,000

83 Morston Park

, Bangor, BT20 3ER



ACCOMMODATION

Half opaque uPVC double glazed entrance door with opaque uPVC double glazed side panel into ...

ENTRANCE HALL

Telephone point.

WASH ROOM

Comprising: Pedestal wash hand basin. W.C.

LOUNGE

16'6" x 11'2" (5.03m x 3.40m)

Open fireplace with tiled surround and hearth with granite inset and mahogany mantel. TV point. Laminated wood floor.

KITCHEN/DINING AREA

17'6" x 8'10" (5.33m x 2.69m)

Range of high and low level cupboards and drawers with roll edge work surfaces

incorporating unit display cabinets.

Extractor hood with integrated extractor fan and light.

FIRST FLOOR

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

BEDROOM 1

12'10" x 8'8" (3.91m x 2.64m)

Built-in wardrobe.

BEDROOM 2

11'3" x 9'6" (3.43m x 2.90m)

Built-in wardrobe.

BEDROOM 3

9'5" x 8'7" (2.87m x 2.62m)

Built-in wardrobe. Telephone point.

BATHROOM

White suite comprising: Corner shower

with Redring Expressions electric shower

unit. Vanity unit with inset wash hand basin and mixer taps. W.C. Tiled walls.

Ceramic tiled floor. 2 Low voltage

downlights. Chrome heated towel rail.

OUTSIDE

DETACHED GARAGE

16'8" x 10'11" (5.08m x 3.33m)

Up and over door. Light and power.

Plumbed for washing machine. Car port.

FRONT & SIDE

Garden in crazy paving. Light.

ENCLOSED REAR

Garden in crazy paving. Tap and sensor light. Boiler house and PVC oil tank.



Directions



Floor Plan

These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property.

