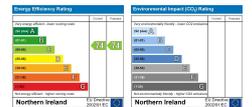
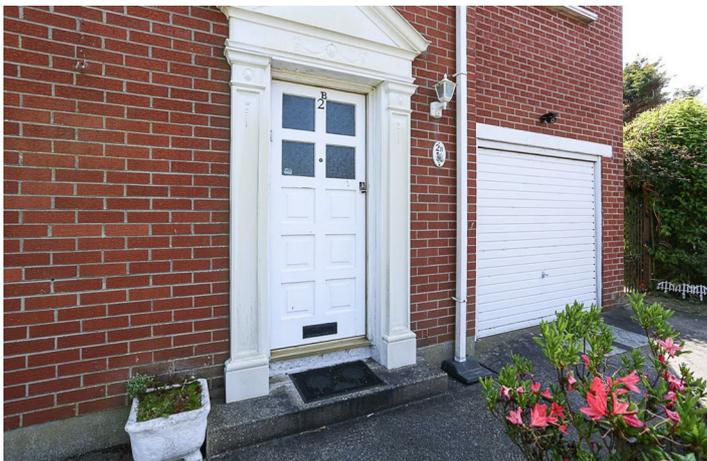




2B Ivyhill Drive  
 Bangor, BT19 6BP



£190,000



# 2B Ivyhill Drive

, Bangor, BT19 6BP

£190,000



Situated in the ever popular residential area in Towerview, 2B Ivyhill is located, on a quiet street, convenient to Towerview Primary School and close to commuter routes to Belfast, Ards and beyond.

Downstairs accommodation comprises a lounge, dining area, sun room and a fitted kitchen. Upstairs, there are four good sized bedrooms, master with en suite and a bathroom. Additional benefits include double glazing and gas central heating. Outside, there is a private and fully enclosed garden to the rear and garden to front there is also off street parking for two cars and a attached garage.

This property is priced to allow for refurbishment and will be an excellent first time buyer or may be of interest to an investor.

Contact our Bangor branch promptly to arrange your viewing.

## Entrance Hall

Hard wood front door

## Lounge 11'4" x 12'7" (3.46 x 3.85)

Fireplace with marble affect surround and hearth. Open plan to ....

## Dining 11'0" x 9'4" (3.36 x 2.85)

## Kitchen 11'0" x 9'1" (3.36 x 2.78)

High and low level units, four ring hob and electric under oven, concealed extractor fan, single drainer

sink unit with mixer tap, space for fridge, plumbed for dish washer, larder, part tiled walls, door to...

## Sunroom 8'5" x 16'2" (2.57 x 4.93)

Tiled floor, door to garden.

## Landing

Access to roof space, hot press.

## Bedroom 1 15'7" x 8'8" (4.75 x 2.66)

Built in wardrobes and storage.

## En Suite

Shower cubicle, vanity wash hand basin with mixer tap, low flush WC, part tiled walls.

## Bedroom 2 13'1" x 6'3" (4.00 x 1.92)

Built in mirrored slide robes.

## Bedroom 3 9'4" x 11'7" (2.86 x 3.55)

Built in units.

## Bedroom 4 10'2" x 6'7" (3.10 x 2.01)

Built in storage cupboard.

## Attached Garage 23'4" x 8'10" (7.13 x 2.70)

Remote control roller door, gas boiler, wash hand basin.

## External

Private enclosed garden to rear of property. Driveway with ample car parking space.

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.

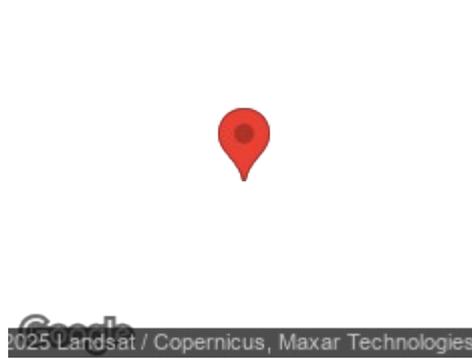
Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.



## Road Map



## Hybrid Map



## Terrain Map



## Floor Plan

### VIEWING STRICTLY BY APPOINTMENT WITH OUR OFFICE

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