



## 10 Kinwood Crescent , Bangor, BT19 6WF

"It's not everyday that you find a spacious, detached, family home that is presented to such a high standard and offers such versatile and generous accommodation, so 10 Kinwood Crescent definitely must be viewed internally to be appreciated."

The property extends to approx. 2,000sq.ft. and offers up to 6 bedrooms over two floors. The first floor offers 3 bedrooms, two extremely generous doubles and a single, and a beautiful luxury shower room with feature "body jet" shower. The ground floor really will adapt to suit a huge variety of needs and centres around a spacious lounge, with real wood flooring, French doors & multi fuel stove. The kitchen has only recently been refitted and offers a wide range of storage and integrated appliances, all complimented with quartz worktops and an additional utility room, which leads to the integral garage and rear garden. Also on this level is a luxury bathroom, with both bath & separate shower, and 3 other rooms which could be bedrooms, dining room, play room or home office/study.

The property benefits from uPVC double glazing and fascia and oil fired central heating whilst, externally there is that highly sought after feature of a "South facing" rear garden, in lawn with paved patio, and an additional garden to the front, also in lawn with generous tarmac driveway and ample parking.

A superb house that would make an enviable purchase. Viewings strictly by prior appointment with the agent.

**Offers Around £349,950**

# 10 Kinwood Crescent

, Bangor, BT19 6WF



- Spacious and beautifully presented detached family home
- Lounge with feature multi fuel stove
- Integral garage + Utility room
- Gardens to front & south facing to rear in lawn with tarmac driveway
- Versatile accommodation offering up to 6 bedrooms if required
- Ground floor bathroom with bath & shower
- uPVC double glazing & fascia
- Modern recently fitted kitchen with dining area
- First floor shower room with luxury "Body jet" shower
- Oil fired central heating

## Entrance

## Entrance hall

## Lounge

17'10x14'8 (5.44mx4.47m)

## Kitchen/diner

17'1x12'10 (5.21mx3.91m)

## Utility room

9'11x7'10 (3.02mx2.39m)

## Bathroom

9'4x6'10 (2.84mx2.08m)

## Bedroom 3

13'11x11'6 (4.24mx3.51m)

## Bedroom 4/Dining room

12'9x8'9 (3.89mx2.67m)

## Bedroom 6/Study

10'7x7'11 (3.23mx2.41m)

## Landing

## Shower room

8'8x6'10 (2.64mx2.08m)

## Bedroom 1

17x14 (5.18mx0.30m)

## Bedroom 2

14'8x11'3 (4.47mx3.43m)

## Bedroom 5

12'3x8'8 (3.73mx2.64m)

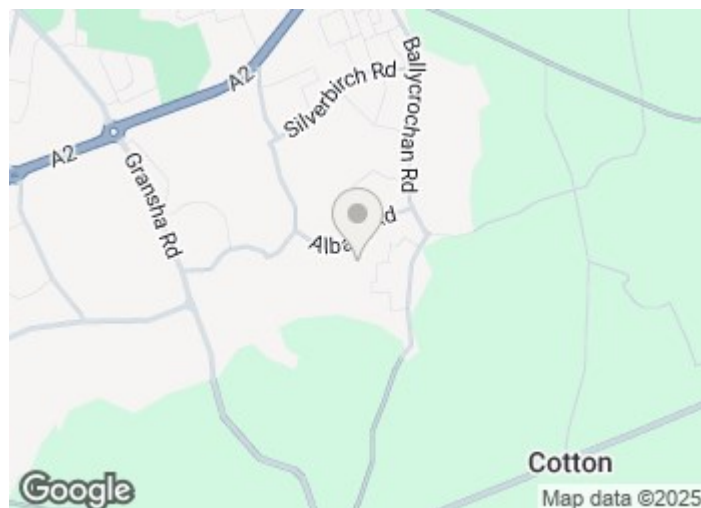
## Garage

20x9'11 (6.10mx3.02m)

## Outside

## Tenure

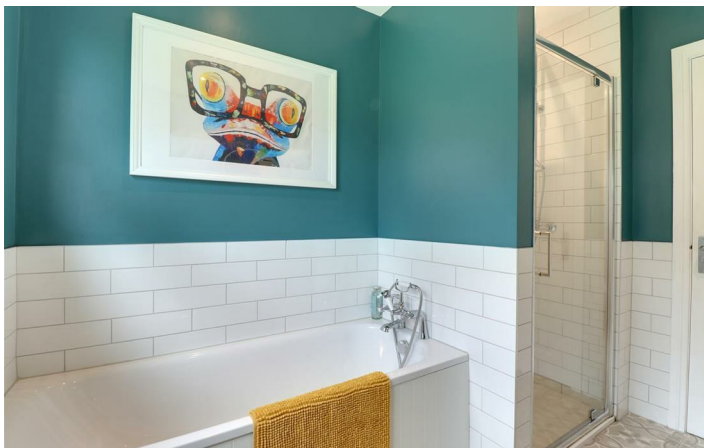
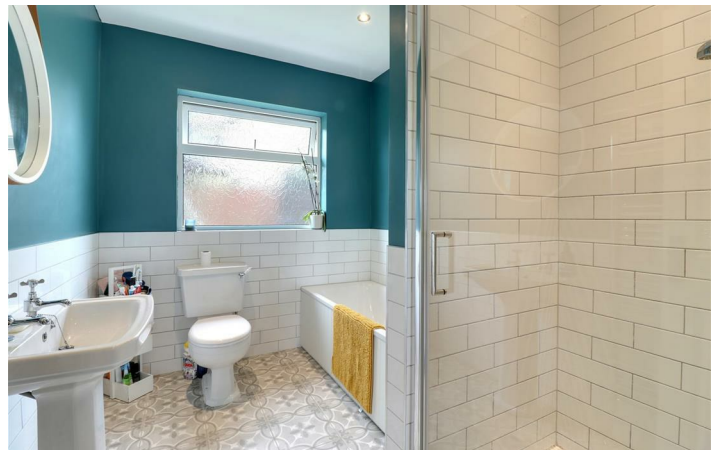
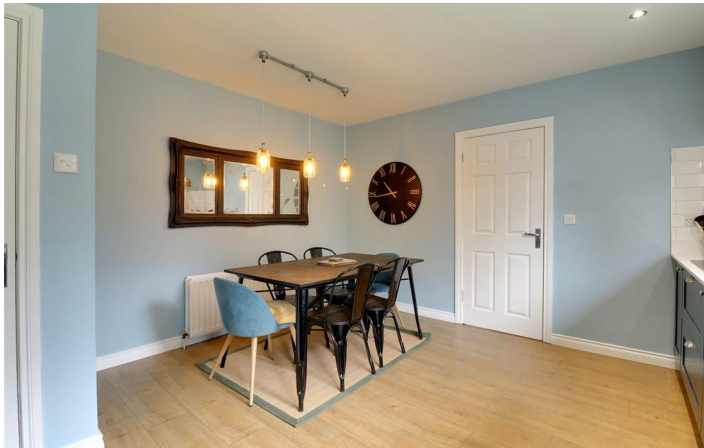
## Property misdescriptions



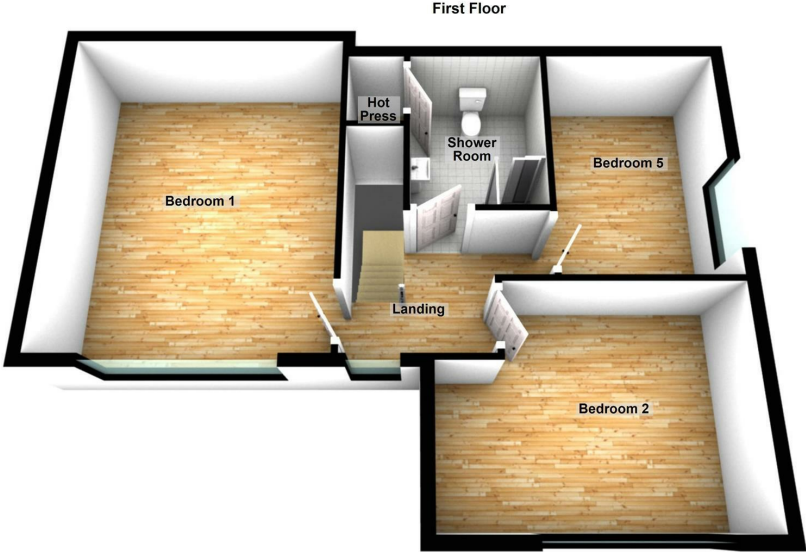
## Directions

From Ballycrochan Road turn onto Albany Road then take 5th left into Kinwood Avenue and proceed onto Kinwood Crescent where number 10 is directly ahead.





Floor Plan



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