



We are excited to bring to market this attractive extended detached chalet bungalow situated on a spacious site. Towerview Crescent is located within a popular area and only a stone's throw from Ballyholme Village with its essential shops, yet also just situated off the Bangor ring road.

The property itself has been meticulously maintained by the present owners to give a contemporary yet modern feel and will not fail to impress. Internally the property offers flexible accommodation and of particular note in the lounge / dining room with multi fuel stove, luxury ivory kitchen with direct access to the garden. Completing the accommodation is two good sized bedrooms and on the first floor spacious bedroom and dressing room with low flush suite and further attic room. Externally there is ample parking to the front for several cars leading to the garage. To the rear the property enjoys a superb and fully enclosed south facing garden laid in lawn with patio areas.

All in all, properties in this locality and one which is completely ready to move into, rarely present themselves to the open market and we strongly recommend an early viewing to fully capture all this home has to offer.

Offers Around
£295,000

40 Towerview Crescent,
BANGOR,
BT19 6BA

Viewing by
appointment
through agent
028 9042 4747



- Attractive and Extended Chalet Bungalow
- Well Presented Throughout
- Through Lounge / Dining Room with Cast Iron Stove
- Luxury Ivory Kitchen with Breakfast Area
- Two Ground Floor Bedrooms and Bathroom
- First Floor Bedroom with Dressing Room and Low Flush Suite
- Large Attic Room - Ideal for Storage
- Double Glazed Windows / Gas Heating
- Landscaped Gardens in Lawns, Several Patio Areas, Shrubs etc
- Attached Garage with Additional Driveway Parking
- Popular & Sought After Location and Only Stones Throw from Towerview Primary School

The Property Comprises:

Ground Floor

Oak effect composite front door to:

ENTRANCE HALL: Picture rail, cornice ceiling, cloaks under stairs.



LOUNGE/DINING: 25' 6" x 12' 2" (7.77m x 3.71m) (Narrowing to 8'0"). Laminate wooden floor, fireplace with tiled and brick inset, cast iron multi-fuel stove. LED lighting.



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KITCHEN: 15' 5" x 11' 1" (4.7m x 3.38m) Ivory luxury fully fitted kitchen with excellent range of high and low level units, laminate work surfaces, one and a half bowl stainless steel sink unit with mixer taps. Plumbed for washing machine, vented for tumble dryer. Four ring ceramic hob, extractor fan and canopy. Belling double oven, breakfast bar, plumbed for American style fridge/freezer. Ceramic tiled floor, uPVC door to outside. Tongue and groove ceiling, LED lighting.



BATHROOM: White suite comprising shower/bath, mixer taps and telephone hand shower. Shower cubicle with Mira shower unit, pedestal wash hand basin, low flush wc, heated towel rail, tongue and groove ceiling, LED lighting. Fully tiled walls.



BEDROOM (1): 10' 9" x 10' 6" (3.28m x 3.2m) Range of built-in robes and chest of drawers.



BEDROOM (2): 11' 2" x 7' 4" (3.4m x 2.24m)



First Floor

LANDING:

BEDROOM (3): 18' 2" x 10' 9" (5.54m x 3.28m)

Range of built-in robes, drawers and desk unit. LED lighting. Velux window. Display shelving.



CLOAKS/DRESSING ROOM: Low flush wc, wash hand basin.



ATTIC: 19' 1" x 8' 6" (5.82m x 2.59m) Storage into eaves, floored, Velux window, light and power. Radiator connected to central heating system.



Outside

Tarmac driveway leading to:

ATTACHED GARAGE 23' 6" x 11' 4" (7.16m x 3.45m) Electric roller shutter door, light and power. Worcester gas fired boiler.

Additional driveway parking.

Paved patio area. Steps leading to garden area laid in lawn, border flowerbeds.

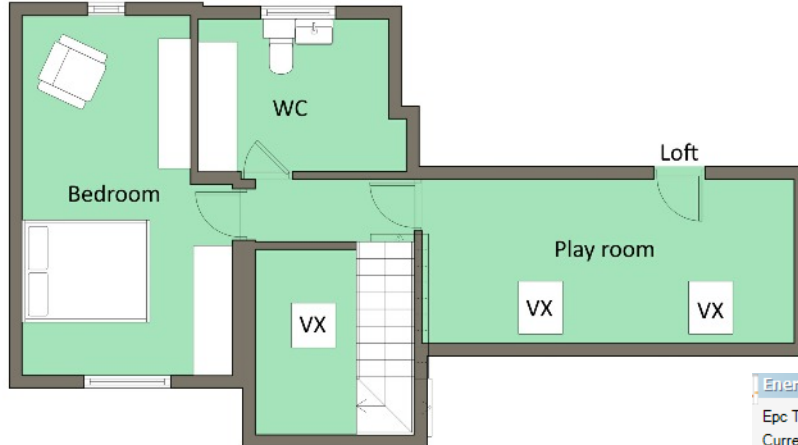
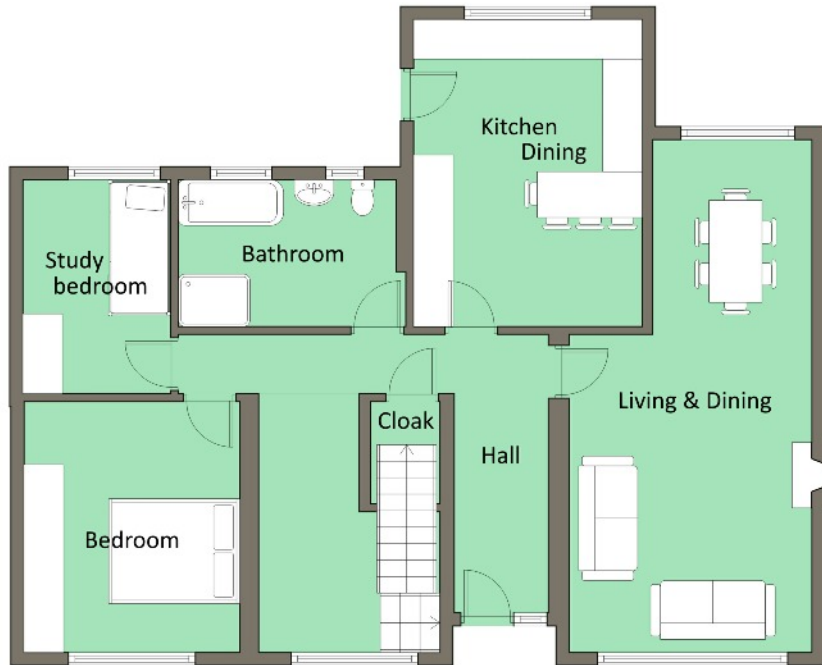
Further raised patio area in brick paviors. Outside tap. Further enclosed storage area. Steps leading to garage.



Location:

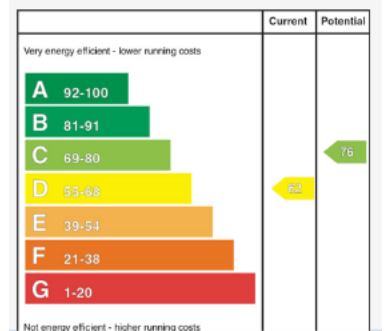
From East Circular Road into Ballymaconnell Road South, take second left into Towerview and left into Towerview Crescent.

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Energy Rating

Epc Type: Domestic
 Current: D62
 Potential: C76
 EPC Landmark Code: 2366-3036-8207-8164-3200
[Epc Certificate](#)



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 Lisburn Road - 028 90 66 3030
 Ballyhackamore - 028 90 65 0000
 Lisburn - 028 92 66 1700
www.templetonrobinson.com

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