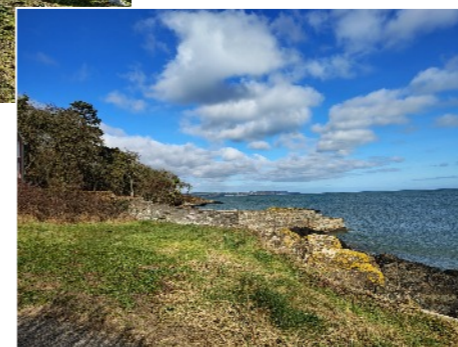
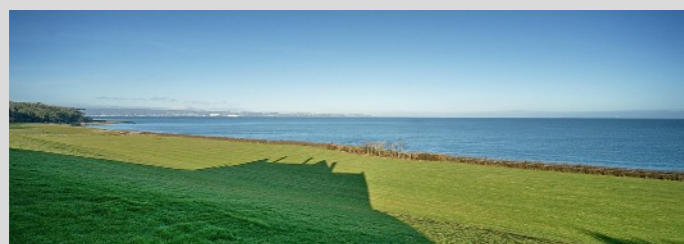


Management company: FLAT MANAGEMENT SERVICES:

Service Charge: £700 per annum.

TEMPLETON
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ROBINSON



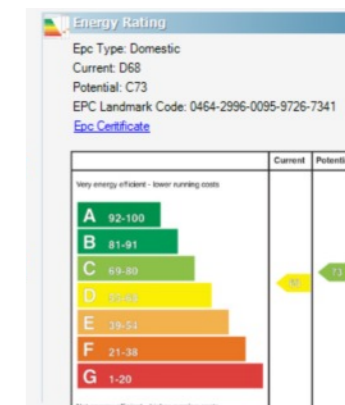
This attractive duplex apartment is situated in the heart of Helen's Bay and offers excellent accommodation over two floors. On the first floor there is a kitchen with dining area, lounge and bathroom. On the second floor there are three bedrooms with the principal offering sea views. There is also a further shower room.

Offers Around
£215,000

Apt 2,
1 Station Square,
Helens Bay,
BT19 1TN

Viewing by
appointment with
& through agent
028 9042 4747

It is delightfully located in Station Square, which offers local shops, the railway halt for commuting to Belfast and Bangor, and within walking distance of Crawfordsburn Country Park, Helen's Bay golf club and Helen's Bay and Crawfordsburn beaches.



North Down - 028 90 42 4747
Lisburn Road - 028 90 66 3030
Ballyhackamore - 028 90 65 0000
Lisburn - 028 92 66 1700
www.templetonrobinson.com

MONEY LAUNDERING REGULATIONS: Intending purchasers will be asked to produce identification documentation and we would ask for your co-operation in order that there will be no delay in agreeing the sale.

These particulars do not constitute any part of an offer or contract. None of the statements contained in these particulars are to be relied on as statements or representations of fact and intending purchasers must satisfy themselves by inspection or otherwise to the correctness of each of the statements contained in these particulars. The Vendor does not make or give, neither Templeton Robinson, nor any person in its employment has any authority to make or give, any representation or warranty whatever in relation to this property. All dimensions are taken to nearest 3 inches.



Apt 2,
1 Station Square,
Helens Bay,
BT19 1TN

Property Features

3 Bedroom Duplex Apartment

Extremely well presented throughout

Lounge on first floor

Fully fitted kitchen and dining area

Bathroom and separate shower room

Spacious Master bedroom with sitting area and sea views

Phoenix gas central heating

Private car parking



Location:

Travelling down Craigdarragh Road, turn right into Bridge Road.
Station Terrace is on the right hand side before Station Square.

Property Comprises

First Floor

HALLWAY: Laminate flooring. Storage cupboard, under stairs storage.

LOUNGE: 15' 12" x 14' 1" (4.87m x 4.29m) (at widest points).
Laminate flooring, gas fire, wood frames double glazed window.

Stairs to:

KITCHEN/DINING: 16' 2" x 8' 0" (4.92m x 2.45m) (at widest points).
Range of high and low level beech units, laminate work surfaces, stainless steel sink unit, Beko gas hob, Kenwood oven, Logik fridge/freezer, Hotpoint washing machine, laminate floor. Gas boiler, wood framed double glazed windows.

BATHROOM: Low flush wc, pedestal wash hand basin, bath with shower over, shower screen. Vinyl flooring.

Second Floor

LANDING:

BEDROOM (1): 16' 1" x 11' 2" (4.91m x 3.41m) Laminate flooring,
wood framed double glazed window.

BEDROOM (2): 8' 11" x 8' 7" (2.73m x 2.62m) Laminate flooring,
wood framed double glazed window.

BEDROOM (3): 8' 11" x 7' 2" (2.73m x 2.18m) Laminate flooring,
wood framed double glazed window.

SHOWER ROOM: Fully tiled shower cubicle with shower screen, low
flush wc, pedestal wash hand basin, vinyl flooring.

Outside

Communal car parking, communal bin store.

