

## Outside

Driveway parking leading to:

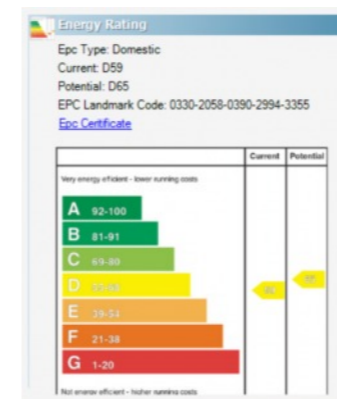
ATTACHED GARAGE 25' 0" x 8' 5" (7.62m x 2.57m) Roller shutter door, light and power, plumbed for washing machine.

FRONT GARDEN: Laid in lawn, feature curved wall with pebbled area in autumn blend stones, ideal for capturing the morning sun.

REAR GARDEN: Fully enclosed rear garden. Bin storage area. Plastic oil tank. Further garden area seeded for grass.

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North Down - 028 90 42 4747  
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This well maintained semi detached property is set within a popular residential area and offers ease of access to local shops, renowned schools, churches and the ring road for those commuting to Belfast. Bangor town and Bloomfield Shopping Centre are a short car journey away.

The property has a contemporary theme throughout and of particular note is the lounge with "Eco Boiler" cast iron multi fuel stove, new modern kitchen with dining and living area, and on the first floor three bright bedrooms and luxury bathroom. Externally there is a good sized rear garden with various seating areas, attached garage and ample driveway parking.

Properties in this locality are always very popular therefore early viewing is recommended so arrange a viewing at your earliest convenience.

Offers Around  
£169,950

27 Cranley Road,  
Bangor,  
BT19 7HE

Viewing by  
appointment with  
& through agent  
028 9042 4747

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## Property Features

Attractive Semi Detached Villa

Extremely Well Presented Throughout

Living Room with Cast Iron Stove

New Kitchen with Rayburn Range, Dining and Living Area with direct access to the Garden

Three Well Proportioned Bedrooms

Newly Installed Contemporary White Bathroom Suite

Front Garden in lawns, Enclosed Rear Garden with Several Seating Areas

Attached Garage - Additional Driveway Parking

Double Glazed Windows / Oil Heating

Superb & Convenient Location

## Location:

Travelling along the Gransha Road, turn left into Cranley Road and No 27 is on the left hand side.

## Property Comprises

### Ground Floor

uPVC front door.

ENTRANCE HALL: Wood panelled walls. Original wood strip flooring.

LOUNGE: 14' 7" x 12' 3" (4.44m x 3.73m) Hole in the wall fireplace, sleeper mantle, Eco boiler, cast iron multi fuel stove with back boiler.

Original wood strip flooring. Double doors to:

KITCHEN/LIVING/DINING: 18' 2" x 11' 4" (5.54m x 3.45m) Cream kitchen with excellent range of high and low level units, solid oak work surfaces. Rayburn for heating and cooking. Sink unit with mixer tap, Birch effect tiled splashback, stainless steel and glass extractor fan, space for fridge/freezer, electric cooker point, LED lighting. Tongue and groove ceiling, matching dresser unit. Solid oak breakfast table, feature exposed brick wall. uPVC door to outside.

### First Floor

LANDING: Access to roofspace, partially floored and insulated. Hot-press with copper cylinder and Willis type immersion heater, built-in shelves.

BATHROOM: White bathroom suite comprising panelled bath, electric power shower, feature oval wash hand basin with cupboard below, low flush wc, ceramic tiled floor, LED lighting, brick effect wall tiling in green tiles.

BEDROOM (1): 12' 2" x 10' 2" (3.71m x 3.1m) Wood strip flooring, double built-in robe.

BEDROOM (2): 10' 2" x 9' 4" (3.1m x 2.84m) Laminate wood floor.

BEDROOM (3): 9' 0" x 7' 7" (2.74m x 2.31m) Laminate wood effect floor.

