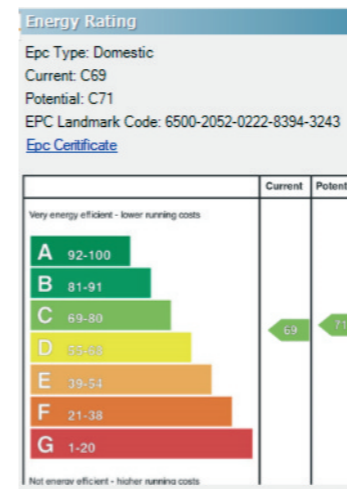
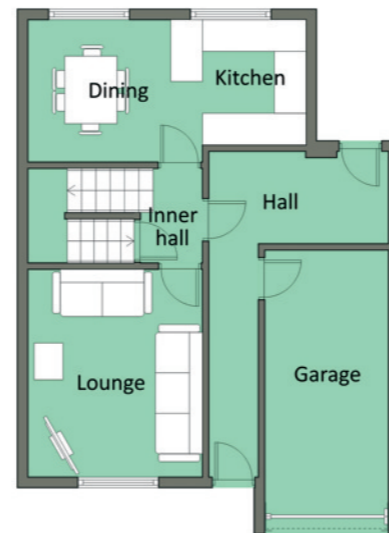


Corner site with gardens to front, side and rear laid in lawn.

Further access (subject to Road Service) for an additional driveway from Marquis Rise. This would be ideal for further vehicular/boat or caravan.

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This attractive semi detached villa enjoys a pleasant corner site within this highly regarded area of Bangor. The property is situated within close proximity to leading schools, amenities and also within commuting distance of Belfast by road or public transport. Internally the property has been extremely well cared for by its present owners.

Of particular note would be the spacious living room, kitchen with dining area and on the first floor, three well proportioned bedrooms and bathroom. Externally the gardens are laid out with ease of maintenance in mind in lawns and could be further enhanced by a second driveway (subject to roads service approval) or for storage for a boat or caravan.

Recent sales of this particular style of property have proven successful and only on internal inspection can this fully be appreciated, therefore early viewing is strongly advised.

Offers Around
£139,950

28 Marquis Avenue,
Bangor,
BT20 3HF

Viewing by
appointment with
& through agent
028 9042 4747

28 Marquis Avenue,
Bangor,
BT20 3HF

Property Features

Attractive Semi Detached Villa

No onward Chain

Living Room with Gas Stove

Shaker Style Kitchen with Spacious Dining Area

Three First Floor Bedrooms

White Bathroom Suite

Integral Garage

uPVC Double Glazed Windows / Gas Heating

Driveway Parking to the Front

Spacious Corner Site with Additional Access from
Marquis Rise - Ideal for Boat/ Caravan Storage

Popular & Convenient Location

Location:

From the West Circular Road turn left into Clandeboye Road and Marquis Avenue is the 1st road on the right and No 28 is on the right hand side just before Marquis Rise.

Property Comprises

Ground Floor

uPVC double glazed front door.

ENTRANCE HALL: Service door to garage. Door to outside.

From hall uPVC door to:

INNER HALLWAY: Cloaks downstairs.

LIVING ROOM: 13' 0" x 10' 9" (3.96m x 3.28m) Gas stove, cornice ceiling.

KITCHEN/DINING: 17' 3" x 8' 3" (5.26m x 2.51m) Shaker style kitchen with range of high and low level units, laminate work surfaces, electric cooker point, extractor fan and canopy. Stainless steel sink unit, mixer tap, plumbed for washing machine, space for fridge, laminate wood effect flooring.

First Floor

BEDROOM (1): 13' 9" x 7' 0" (4.19m x 2.13m) Wall-to-wall range of Starplan robes with sliding mirrored doors, bedside tables/headboard and four chests of drawers.

BEDROOM (2): 12' 9" x 11' 0" (3.89m x 3.35m) Cream high gloss wardrobes, drawers, matching bedside tables and matching headboard and chest of drawers.

BATHROOM: White bathroom suite comprising panelled bath with mixer tap, Mira shower unit, pedestal wash hand basin, low flush wc, fully tiled walls, ceramic tiled floor. Low voltage spotlights. Vokera gas fired boiler. Tongue and groove ceiling.

BEDROOM (3): 10' 8" x 9' 0" (3.25m x 2.74m) Built-in robe. Access to roofspace.

Outside

Tarmac driveway to:

INTEGRAL GARAGE: 18' 6" x 7' 8" (5.64m x 2.34m) Roller shutter door. Additional driveway parking.

