

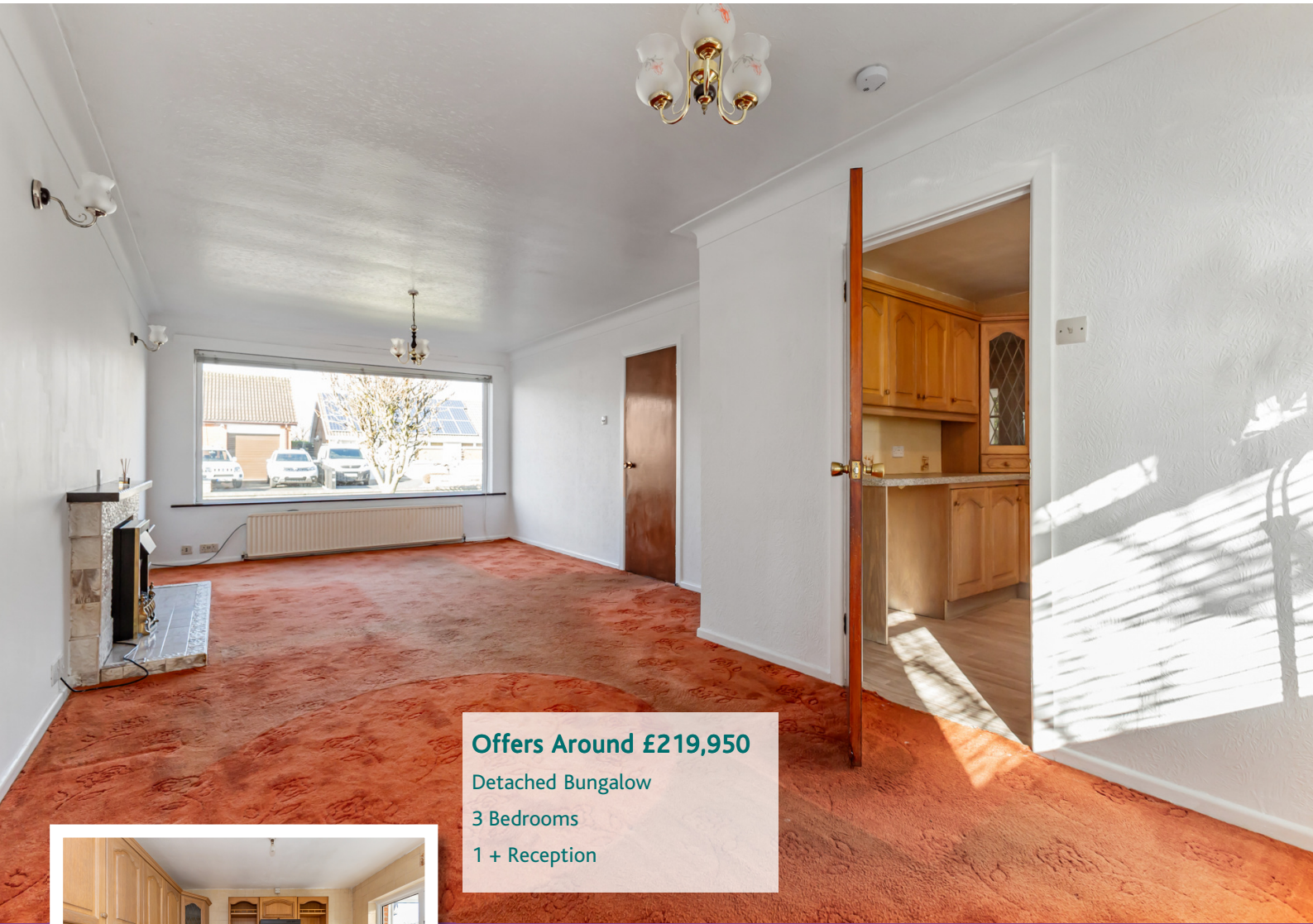


JOHNMINNIS
ESTATE AGENTS &
LETTING SPECIALISTS

95 FAIRFIELD ROAD, BANGOR, BT20 4TP
OFFERS AROUND £219,950

**Scan for Property Details
and to Arrange a Viewing**





Offers Around £219,950

Detached Bungalow

3 Bedrooms

1 + Reception

Property Features

- Attractive Detached Bungalow In Popular Residential Area
- No Onward Chain
- Superb Level Site With South Facing Rear Garden
- Excellent Convenience To Many Amenities Including Bangor Golf Club, Ward Park, Aurora Aquatic Centre, Bloomfield Shopping Complex, Schools And Bangor Town Centre
- Requires Modernisation And Priced Accordingly
- Open Plan Living Room With Dining Area
- Fitted Kitchen
- Three Bedrooms
- Bathroom
- Good Size Front And Rear Garden Laid In Lawns
- Conservatory
- Oil Fired Central Heating
- Upvc Double Glazing
- Cavity Wall And Loft Insulation
- Attached Garage
- Driveway With Parking For Two Cars
- Ultrafast Broadband Available



Accommodation

Ground Floor

Reception Porch

Reception Hall

Living / Dining Room
26' 2" x 11' 8"

Kitchen
10' 4" x 9' 7"

Conservatory
9' 8" x 9' 4"

Bedroom One
12' 4" x 10' 9"

Bedroom Two
10' 4" x 9' 9"

Bedroom Three
9' 5" x 7' 2"

Bathroom

Outside

Attached Garage
18' 2" x 9' 1"

Tarmac Driveway

Well Maintained and
Good Sized Front and
Rear Garden Laid in
lawns with Patio Area

For more information
and photographs
regarding the
accommodation in this
property, please visit:

johnminnis.co.uk



Located in this extremely popular residential area this is an ideal opportunity to purchase an attractive bungalow with no onward chain on a superb site with south facing rear garden. Conveniently located close to many amenities including Bangor Golf Club, Bloomfield shopping complex, Bangor Aurora Aquatic Centre, Ward Park and schools, as well as Bangor City Centre.

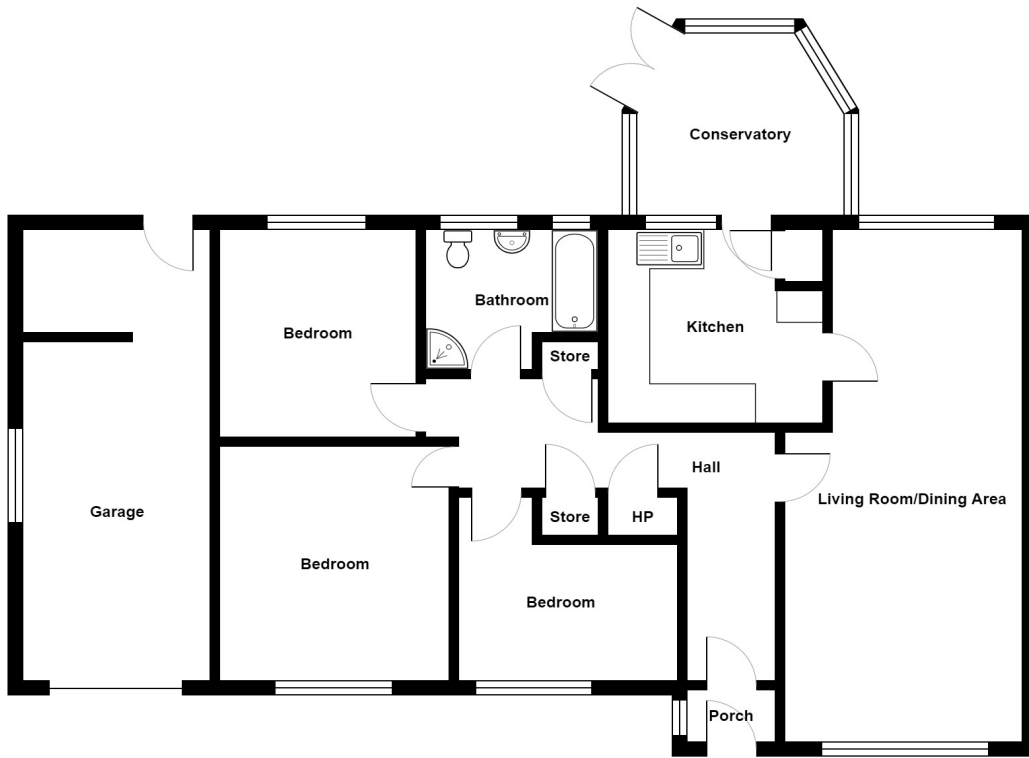
Although requiring modernisation the spacious accommodation comprises of living room open plan to dining area, fitted kitchen, three bedrooms, bathroom and attached garage. Outside benefits from a large front and rear garden laid in lawn with southerly aspect as well as off-street parking for two cars leading to an attached garage. A conservatory, oil fired central heating and uPVC double glazing add to the list of features.

Coming to the market at a realistic price we expect demand to be high and to a wide range of potential purchasers. A viewing is thoroughly recommended at your earliest opportunity to fully appreciate all that is on offer.



Directions

Heading out of Bangor along the Gransha Road turn left onto Fairfield Road just after Ward Park. Follow the road around and Number95 will be located on your left hand side.



All measurements are approximate and for display purposes only



Viewing

By appointment through agent.

Free Valuation

We offer property valuations and financial advice free of charge to all our clients.



JOHNMINNIS RENTALS

Our rentals division deal with all aspects of property rental, including full property management and corporate listings.

Awards & Recognition



ESTAS THE SUNDAY TIMES THE IRISH TIMES

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 - 100) A			
(81 - 91) B			
(69 - 80) C			
(55 - 68) D			
(39 - 54) E		49	
(21 - 38) F			
(01 - 20) G			
Not energy efficient - higher running costs			
			68



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