



5 CARNALEA DRIVE

Bangor, BT19 1HE

Asking price **£489,950**



DETACHED | 3  | 2  | 2 

5 Carnalea Drive is the epitome of the phrase “a truly unique home”. Built by the current vendors, this impressive detached home sits at the end of a quiet cul-de-sac within Carnalea and this property is sure to impress even the most discerning of purchasers.

An Oak framed property built by the Welsh Oak Frame Company in 2018, one of the many detailed features of this much loved home is the exposed Oak throughout the property.

Internally to the ground floor there is a spacious double height reception hall, family room with French doors to rear patio and garden, a drawing room with feature herringbone oak wooden flooring and central cast iron multi-fuel stove, a bespoke fitted hand painted Shaker kitchen and generous space for dining, utility room with additional built-in oven and separate WC. The first floor comprises of an impressive principal bedroom, generous dressing area and contemporary En suite shower room. There are two additional bedrooms and a family bathroom with luxury white suite.

The detail and thought put into the design of the interior of this property has been carried on to the external attributes, with an enclosed rear garden with composite decking, raised flowerbeds, area laid in lawn and mature planting. To the front of the property there is generous driveway parking, with additional parking under the bespoke built carport, and gates for extra security.



KEY FEATURES

- Under Floor Heating Throughout the Ground Floor
- Kitchen Open To Dining Area With Outlook To Rear Garden
- Luxury Fitted Hand Painted Shaker Kitchen With Dekton Work Surface, Range Of Superb Integrated Appliances Including Quooker Boiling Tap, Integrated Wine Cooler And An Island Unit With Casual Breakfast Bar Dining Area
- Utility Room/Prep Kitchen With Range Of Units And Additional Neff Integrated Oven
- Family Room With French Doors To Rear Patio And Garden
- Drawing Room With Herringbone Oak Wooden Flooring And Central Cast Iron Wood Burning Stove
- Principal Bedroom With Cathedral Style Vaulted Ceiling With Fitted Dressing Area And Views Across Carnalea To The Irish Sea and Beyond
- Bespoke Built Generous Pitched Roof Oak Framed Carport With Integrated Storage
- Generous Parking To The Front
- Enclosed Rear Garden With Shed, Paved Patio Areas, Lawns, Mature Planting And Composite Deck Area Creating The Ideal Space For Outdoor Entertaining Or Children At Play

WHAT THE OWNER'S SAY...

The property is in a quiet, private and convenient location with easy access to bus and train services. We have enjoyed walks along the coastal path to Crawfordburn Country Park, Helen's Bay & Bangor.



ROOM DETAILS

Entrance

- Oak framed property with exposed oak entrance porch, courtesy light and Rainbow Sandstone tiled floor, hardwood front door, double glazed Stained-glass inset.

Ground Floor

- Spacious Reception Hall
- Family Room
11'7" x 9'10"
- Drawing Room/Dining Room
21'7" x 13'2"
- Kitchen
21'4" x 13'3"
- Boot Room/Laundry Room/Utility room/Prep Kitchen
14'6" x 7'8"
- WC

First Floor

- Minstrel Style Gallery
- Principal Bedroom
22'2" x 13'2"
- En Suite Shower Room
- Bedroom Two
13'2" x 11'
- Bedroom Three
13'2" x 11'2"
- Bathroom

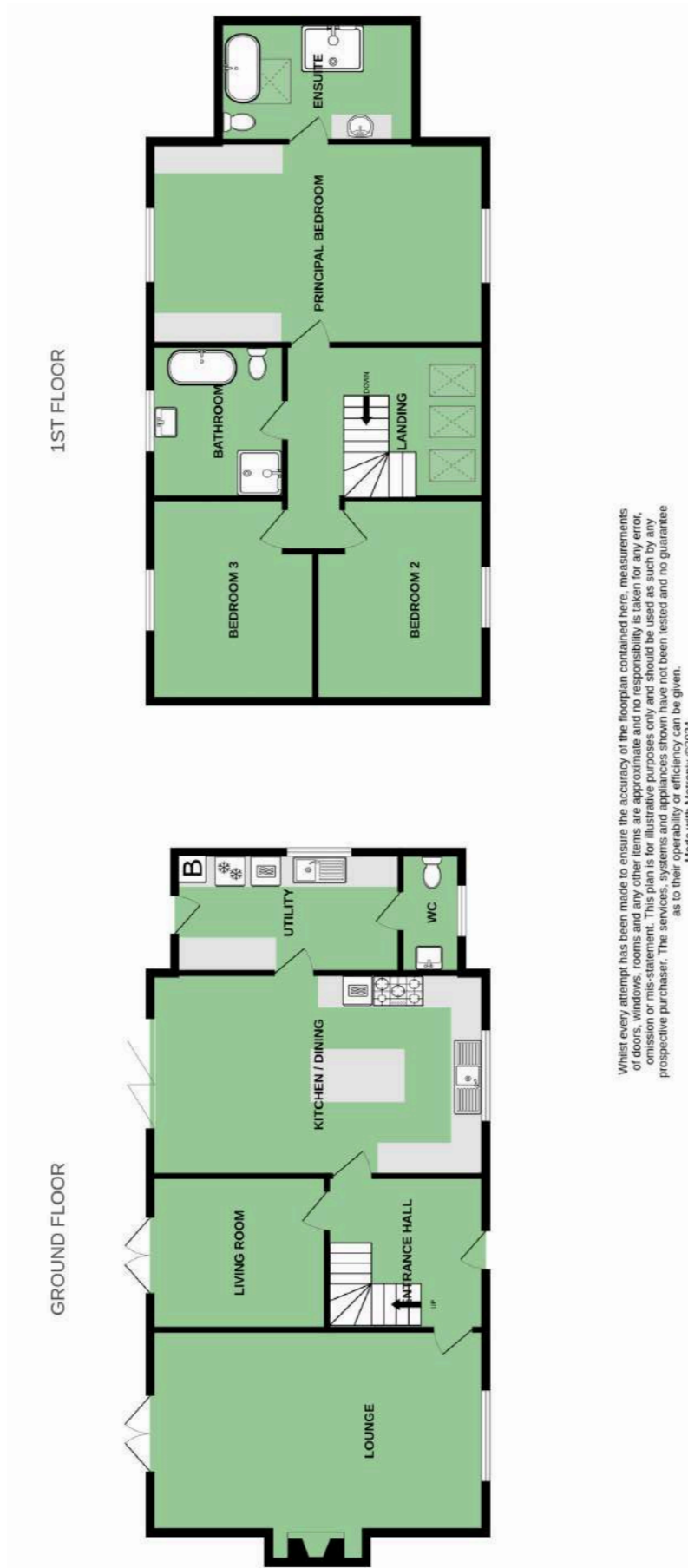
Outside

- Enclosed rear garden, loose pebbled flowerbed to large pitched roof oak framed carport for two cars, enclosed side and rear gardens laid in loose pebbles, sandstone, laid in lawns, mature shrubs and planting, raised flowerbeds, composite decking, ideal for outdoor entertaining or children at play, outdoor hot and cold water tap, shed, wood store to side.

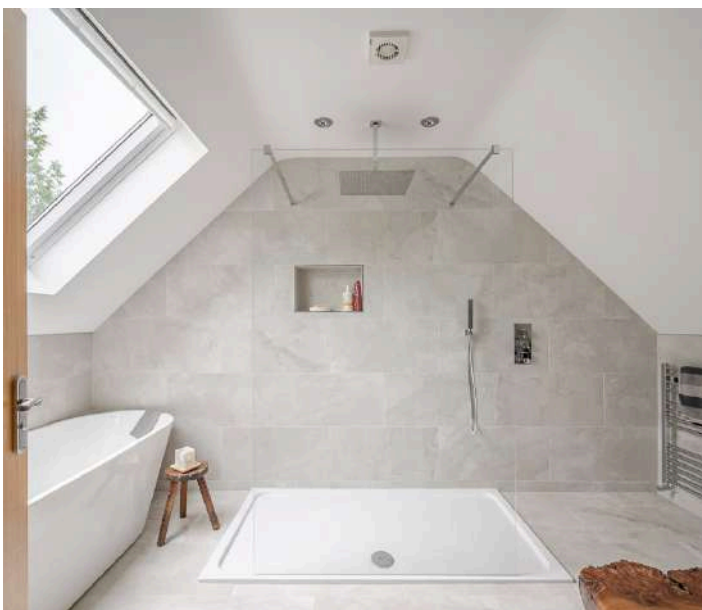




FLOOR PLANS



Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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DIRECTIONS

Travelling on the Crawfordsburn Road towards Bangor turn right onto Station Road and take the first left onto Carnalea Drive, number 5 is located at the end of the cul-de-sac to the left hand side.



THE LOCAL AREA

Bangor is a beautiful seaside town located just over 13 miles from Belfast. Bangor offers a wide variety of property with something to suit all.

Bangor Marina is one of the largest in Ireland and attracts plenty of visitors when the sun shows its face. Tourism is a big factor in this part of the world.

ENERGY EFFICIENCY RATING		
Very energy efficient – lower running costs		
	CURRENT	POTENTIAL
92+		
81-91		
69-80		
55-68		
39-54		
21-38		
1-20		
NOT energy efficient – higher running costs		
	84	84

Scan QR Code for more details and to arrange a viewing.



OUR BRANCHES

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