

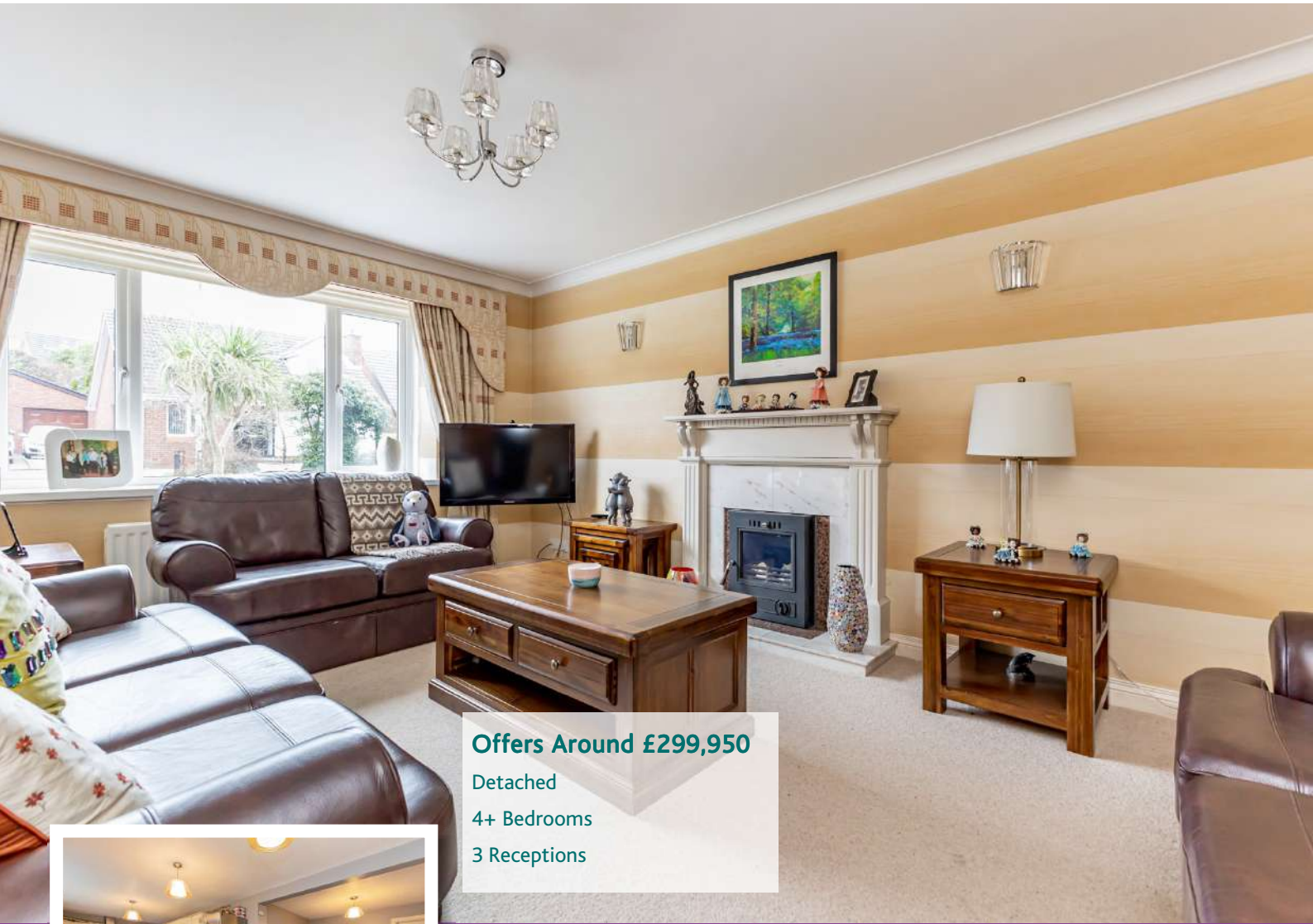


 **JOHNMINNIS**
ESTATE AGENTS &
LETTING SPECIALISTS

4 HANOVER DALE, BANGOR, BT19 7NU
OFFERS AROUND £299,950

Scan for Property Details
and to Arrange a Viewing



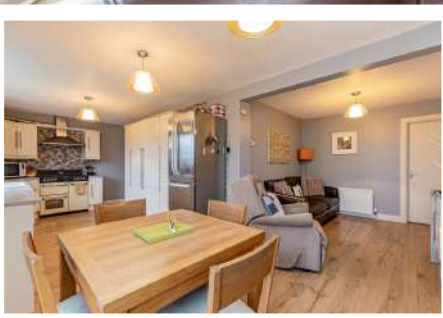


Offers Around £299,950

Detached

4+ Bedrooms

3 Receptions



Property Features

- Deceptively Spacious Detached Family Home Within Popular Residential Area Just Off The Gransha Road
- Flexible And Adaptable Accommodation Throughout
- Large Living Room With Feature Fireplace
- Study With Excellent Range Of Built In Furniture
- Modern Fitted Kitchen Open Plan To Family Dining Room And Upvc French Doors To Garden
- Spacious Ground Floor Bedroom Or Family Room With Upvc Double Glazed Sliding Door To Garden
- Contemporary Bathroom With Four Piece White Suite
- Three Further First Floor Double Bedrooms And Dressing Room / Storage Area
- Shower Room With White Suite
- Oil Fired Central Heating
- Upvc Double Glazing
- Store Room With Utility To Rear (Originally A Garage)
- Tarmac Driveway Providing Parking For Three Cars
- Front And Fully Enclosed Rear Garden Laid In Lawns With Paved Patio Area
- Popular Residential Area Close To Many Amenities
- Viewing At Your Earliest Convenience Is Recommended To Fully Appreciate All That Is On Offer

Accommodation

Ground Floor

Covered Entrance Porch

Reception Hall

Living Room
22' 4" x 11' 7"

Study
11' 8" x 9' 8"

Bedroom Three / Family Room
14' 5" x 11' 0"

Bathroom

Open Plan Kitchen/Living/Dining Room
24'3 x 19'8"

Utility Room
7' 0" x 6' 8"

Store Room
7'0 x 6'8

First Floor

Landing

Bedroom Two
24' 0" x 9' 8"

Bedroom Three
12' 4" x 11' 8"

Storage/Dressing Area
11' 8" x 7' 5"

Bedroom One
24' 0" x 9' 8"

Shower Room

Outside
Fully Enclosed Front & Rear Garden Laid in Lawns

For more information and photographs regarding the accommodation in this property, please visit: johnminnis.co.uk

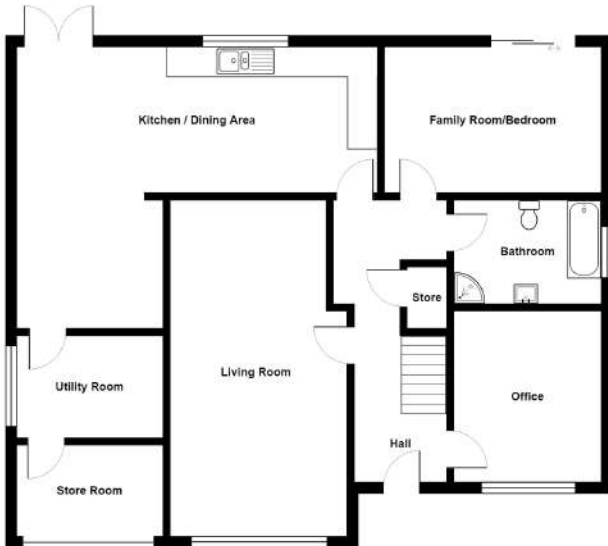


This is an excellent opportunity to purchase a deceptively spacious detached family home with in a popular residential area just off the Gransha Road. Within close proximity to many amenities including leading local schools, Ward Park, Bloomfield shopping complex, Bangor Golf Club and Bangor city centre as well as the ring roads for the main arterial routes to Belfast. Immaculately presented throughout, the accommodation comprises of a large living room with feature fireplace, study with built in furniture and a modern fully fitted kitchen open plan to family dining room with utility off. A spacious family room or fourth bedroom and contemporary bathroom with four piece white suite add the list of features to the ground floor. On the first floor there are three well appointed bedrooms, the third bedroom with access to a large fully floored attic room, and shower room with white suite. Outside there is a tarmac driveway providing generous parking for three cars, a store room with up and over door and a fully enclosed rear garden laid in lawns with paved and decked patio area. Other benefits include oil fired central heating and uPVC double glazing. This really is a fantastic home and one which needs to be viewed to fully appreciate all that is on offer. Early viewing strongly recommended.



Directions

Travelling along the Old Gransha Road, from Gransha Road, turn onto Hanover Road then second left into Hanover Chase. Hanover Dale is the third turning on your right.



All measurements are approximate and for display purposes only



Viewing

By appointment through agent.

Free Valuation

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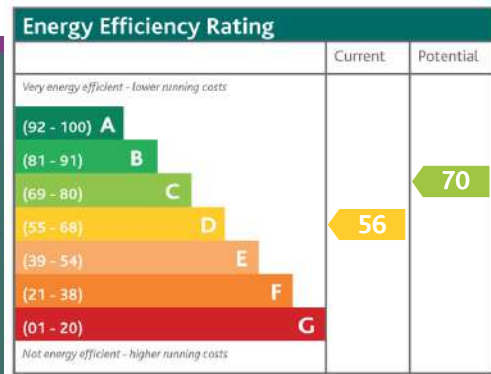
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Bangor/Ards Peninsula

15 New Street, Donaghadee

Co. Down, BT21 0AG

T 028 9188 8881

property@johnminnis.co.uk



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