



2A BALLYVETER ROAD  
DONAGHADEE, BT21 0LL

O.A £95,000



**JOHNMINNIS**

ESTATE AGENTS &  
PROPERTY CONSULTANTS

## ABOUT THE PROPERTY

This is an ideal opportunity to purchase an attractive bungalow with wide ranging appeal to a number of potential purchasers including the holiday home market, investors, young professionals and the retired. Located on the outskirts of the popular coastal town of Donaghadee the property benefits from a quiet but also convenient position.

The accommodation comprises large living room, a family room, kitchen, two bedrooms, bathroom and separate WC. Outside there is a driveway with parking leading to detached garage with adjoining workroom and sea views as well as a small easily maintained garden. Other attractions include oil fired central heating and uPVC double glazed windows.

This really is a property with charm and character. A viewing is thoroughly recommended so as to appreciate it in its entirety.



- ▶ Attractive Bungalow in Quiet Yet Convenient Position
- ▶ Easily Accessible for the Belfast, Newtownards and Bangor Bound Commuter
- ▶ Living Room with Cornice Ceiling and High Ceilings
- ▶ Family Room
- ▶ Two Bedrooms
- ▶ Master Bedroom with Dressing Room
- ▶ Kitchen with Range of Units
- ▶ Bathroom
- ▶ Separate WC
- ▶ Oil Fired Central Heating
- ▶ uPVC Double Glazed Windows
- ▶ Driveway with Parking
- ▶ Detached Garage with Adjoining Workroom and Sea Views
- ▶ Garden
- ▶ Ideal Purchase for Holiday Home Market, Young Professionals, Investors and the Retired
- ▶ Early Viewing Strongly Recommended



# ACCOMMODATION

uPVC double glazed front door with uPVC double glazed side panels to reception hall.

## RECEPTION HALL

Glazed inner door to living room.

LIVING ROOM 19'10" x 14'

Dining area, cornice ceiling, ceiling rose and high ceilings.

FAMILY ROOM 16'10" x 10'5"

KITCHEN 8'4" x 8' at widest points

Range of high and low level units, laminate work surfaces, single bowl single drainer stainless steel sink unit with mixer taps, space for cooker, extractor fan, plumbed for washing machine, space for fridge freezer, Velux window, laminate wood effect floor, door to outside, part tiled walls.

MASTER BEDROOM 11'3" x 7'

High ceilings.

Dressing Room 12'2" x 5'10"

Two built-in wardrobes with overhead storage, uPVC double glazed door to outside.

BEDROOM TWO 11'3" x 6'10"

Built-in wardrobe, cornice ceiling, high ceilings.

## BATHROOM

Coloured suite comprising: panelled bath, part tiled walls, shelved hotpress with lagged copper cylinder and Willis type immersion.

## CLOAKROOM WITH SEPARATE WC

White suite comprising: low flush WC, pedestal wash hand basin, fully tiled walls.

## OUTSIDE

Driveway with parking leading to detached garage with power and light, adjoining workroom with sea views, additional garden area.



## DONAGHADEE BRANCH

15 New Street, Donaghadee, BT21 OAG

T 028 9188 8881 F 028 9188 9088

property@johnminnis.co.uk

Alternatively contact our Hollywood Branch on 028 9042 8888

[www.johnminnis.co.uk](http://www.johnminnis.co.uk)

## DIRECTIONS

Heading out of Donaghadee along Millisle Road just past Edgewater turn right onto Ballyvestor Road and Number 2A is on the left hand side.



## FINANCIAL ADVICE

Our Financial advice service is designed to help you purchase property. This service is free and without obligation. Please contact us, we will have an Independent Financial Advisor liaise with you directly.

## CAPITAL VALUE

To be confirmed

## ENERGY PERFORMANCE CERTIFICATE

The EPC for this property is available on request.

## VIEWING

By Appointment through Agent  
ecoote@johnminnis.co.uk

## VALUATIONS

If you are thinking of selling, we offer free valuations  
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028 9188 8881

property@johnminnis.co.uk

We can assist you with all aspects of property rental

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RENTALS



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