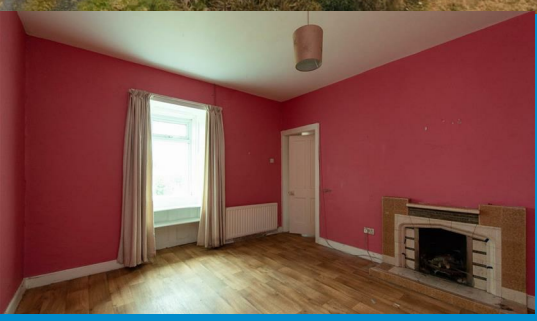
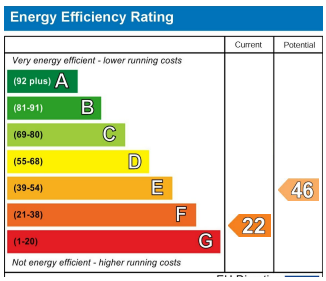


172 Ballygowan Road

Banbridge
BT32 3QS

Offers Over
£95,000



- CASH BUYERS ONLY ! ! Potential Building Plot Subject to Planning
- Shared Laneway
- Existing Building Needs Refurbishment
- Services Not Tested
- Out Buildings Not Included
- Three Double Bedrooms
- Uninterrupted Views
- Council Have Deemed Uninhabitable in Current Condition
- EPC - F 22
- Septic Tank Recently Refurbished

CASH BUYERS ONLY

This is for anyone looking a project. The property itself hasnt been occupied for quite some time and in need of either renovation or subject to planning approvals could make a great site.
The property has three great sized bedrooms, bathroom, living room & kitchen which all require some work.
Situated up a shared laneway off the Ballygowan Road Banbridge.
Please note the farm buildings are not included.

ACCOMODATION
Entrance hall with cloakroom, three double bedrooms, living room with open fire, kitchen and bathroom.

OUSIDE
Situated up a shared laneway leading to property. Outbuildings are not included & owned by a separate entity.

CONTACT
If you require a viewing please get in contact via phone Leanne on 02840622226 or email - banbridge@quinnestateagents.com

MORTGAGE ADVICE
If you require financial advice on the purchase of this property or any other, please do not hesitate to contact Laura McGeown from Ritchie & McLean Mortgage Solutions on 07716 819 003 or email Laura on laura.mcgeown@ritchiemclean.co.uk . Laura is based in our Banbridge Office, 18 Bridge Street, Banbridge BT32 3JS

Terms & Conditions: Please note that these particulars do not constitute an offer or contract of sale. Any prospective purchaser should satisfy themselves by thorough inspection of the property and we recommend that any prospective purchaser should employ the professional services of a building surveyor and consider their findings prior to entering into contract. All such fees associated with this work will be the responsibility of the prospective purchaser regardless of whether the sale completes or not. In addition, none of the appliances or installations have been tested in any way whatsoever and it is our recommendation that a purchaser should fully satisfy themselves by employing an appropriate expert. We would also like to advise that our measurements are taken from the widest points of each room and should not be relied upon as completely accurate. You should not make decisions based on the measurements provided and double check measurements at all times. Valuation/Mortgage Service: As part of our service we would remind Vendors and potential purchasers that we have a Mortgage Broker available at this branch. If you are thinking of selling, we would be happy to carry out a free market appraisal of your property.

For any enquiry relating to this property, please contact

Leanne Glover

leanne@quinnestateagents.com
07703612260

Ballynahinch Branch

24 High Street
Ballynahinch BT24 8AB
028 9756 4400

Downpatrick Branch

49 - 51 Market Street
Downpatrick BT30 6LP
028 4461 2100

Banbridge Branch

18 Bridge Street
Banbridge BT32 3JS
028 4062 2226

Carryduff Branch

14B Ballynahinch Road
Carryduff BT8 8DN
028 9081 2422

General Enquiries

QUINN Estate Agents

quinnestateagents.com