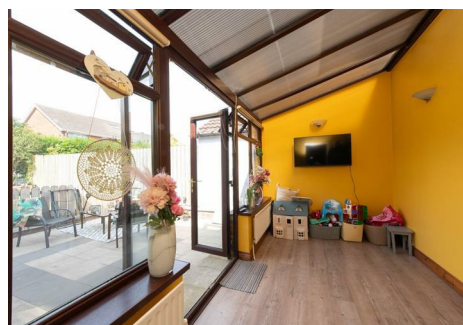




12 Hillview Drive, Newtownabbey, BT36 5HG

Offers Over £219,950

- Extended red brick semi detached villa in highly popular and convenient location
- Bright lounge
- Conservatory
- Double glazing in uPVC frames/Gas fired central heating
- Enclosed garden to rear/Paved driveway to front
- 4 Bedrooms
- Kitchen/Dining
- Downstairs shower room/Bathroom
- Integral garage
- Located close to excellent schools, shops and frequent public transport links

12 Hillview Drive, Newtownabbey BT36 5HG

Situated in a highly sought after and convenient residential location, this beautifully extended red brick semi-detached villa offers spacious and versatile accommodation, making it an ideal family home. The property boasts four well proportioned bedrooms, a bright and welcoming lounge, and a generous kitchen with ample space for dining and everyday family living. A delightful conservatory provides additional reception space, overlooking the enclosed rear garden. The home also benefits from a convenient downstairs shower room alongside the main family bathroom. Further features include gas fired central heating, double glazing in uPVC frames, an integral garage, a paved driveway providing off-street parking, and a private enclosed rear garden perfect for outdoor entertaining. Ideally positioned close to a range of excellent schools, local shops, and frequent public transport links, this fantastic home combines space, comfort, and convenience in one of the area's most desirable locations. Early viewing is highly recommended.



Council Tax Band: Northern Ireland



Ground Floor

Entrance Hall

uPVC front door, feature tiled flooring

Lounge

Laminate wood flooring, downlighters, gas fire

Kitchen/ Dining

Range of high and low level units, round edge worksurfaces, single drainer stainless steel sink unit with mixer tap and vegetable sink, breakfast bar, built in dishwasher, double built in oven, inlaid hob, extractor hood, ceramic tiled flooring, wall panelling, downlighters, panelled ceiling, glazed display units

Conservatory

Laminate wood flooring, French doors to rear

Shower Room

Shower unit with electric shower, glazed shower screen, low flush W/C, pedestal wash hand basin, ceramic tiled flooring, panelled ceiling

First Floor

Landing

Built in storage cupboard, laminate wood flooring

Bedroom (1)

Laminate wood flooring, slide robes

Bedroom (2)

Laminate wood flooring

Bedroom (3)

Bedroom (4)

Laminate wood flooring

Bathroom

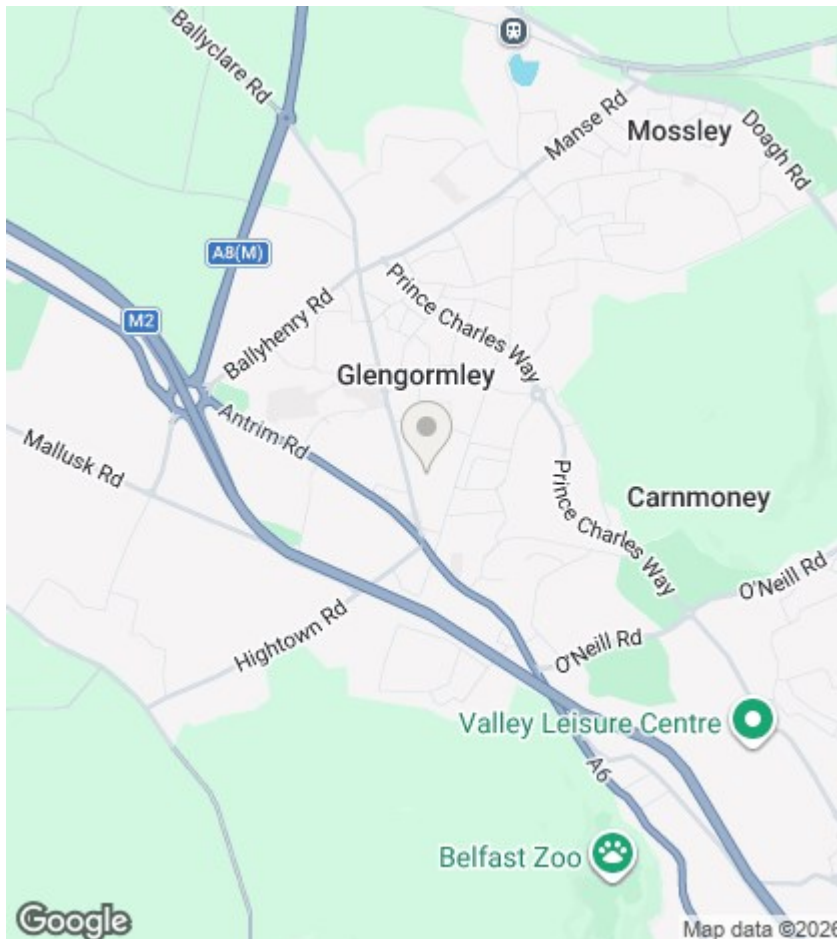
PVC Panelled bath unit, low flush W/C, pedestal wash hand basin, wall tiling, ceramic tiled flooring

Outside

Front: Paved driveway

Rear: Paved patio area, plants, hedges, trees and shrubs, outside tap and light

Separate generous garden



Directions

Viewings

Viewings by arrangement only. Call 028 90 800 000 to make an appointment.

EPC Rating:

C

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C	69	74
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
Northern Ireland	EU Directive 2002/91/EC	

