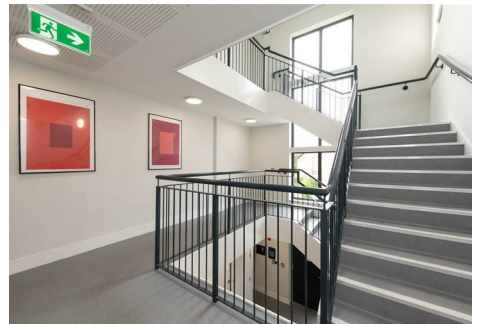
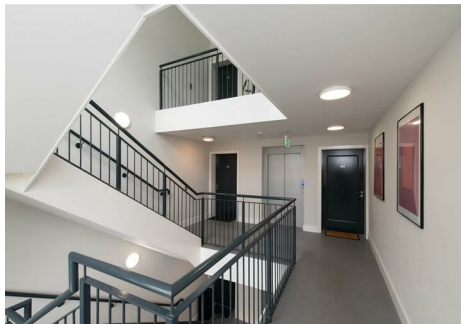




46 Loughshore Manor, Shore Road, Whitehouse, BT37 9FD

Offers Over £179,950

- First floor apartment in popular residential area
- Open plan lounge/kitchen and casual dining area (with built in appliances)
- Double glazing in uPVC frames/ Gas fired central heating
- Car parking space
- 2 Bedrooms (one with ensuite shower room & built in robes)
- Bathroom with modern white suite
- Management company exists
- Conveniently located

46 Loughshore Manor, Whitehouse BT37 9FD

Situated within a popular and convenient residential area, this well-presented first floor apartment offers comfortable and modern living accommodation, making it an ideal choice for first-time buyers, couples or investors. The property briefly comprises two bedrooms, with the principal bedroom benefiting from a modern ensuite shower room and built-in robes, providing excellent storage. There is a bright and welcoming open-plan lounge, kitchen and casual dining area, creating a versatile space for both relaxing and entertaining. The kitchen is fitted with a range of built-in appliances. A contemporary bathroom with a modern white suite serves the property. Further benefits include double glazing in uPVC frames, allocated car parking and the presence of a management company. Conveniently located for access to local amenities, transport links (via M5) and everyday facilities, this attractive apartment provides well-proportioned accommodation in a sought-after residential setting and would make a superb home or investment opportunity.



Council Tax Band: Northern Ireland



Reception Hall

Security intercom, ceramic tiled flooring, linen cupboard

Cloaks

Plumbed for washing machine

Lounge/Dining Area

18'3 x 14'5

Range of high and low level units, laminate wood flooring, single drainer stainless steel sink unit with mixer tap and vegetable sink, inlaid hob unit and oven, extractor fan, fridge freezer, dishwasher, gas boiler, casual dining area, double glazed sliding patio doors and glazed side panels to veranda

Bedroom (1)

13'4 x 13'2

Ensuite Shower Room

Wall hung vanity unit, low flush W/C, shower unit with controlled shower, tiling, ceramic tiled flooring, extractor fan, built in storage

Bedroom (2)

13'2 x 9'5

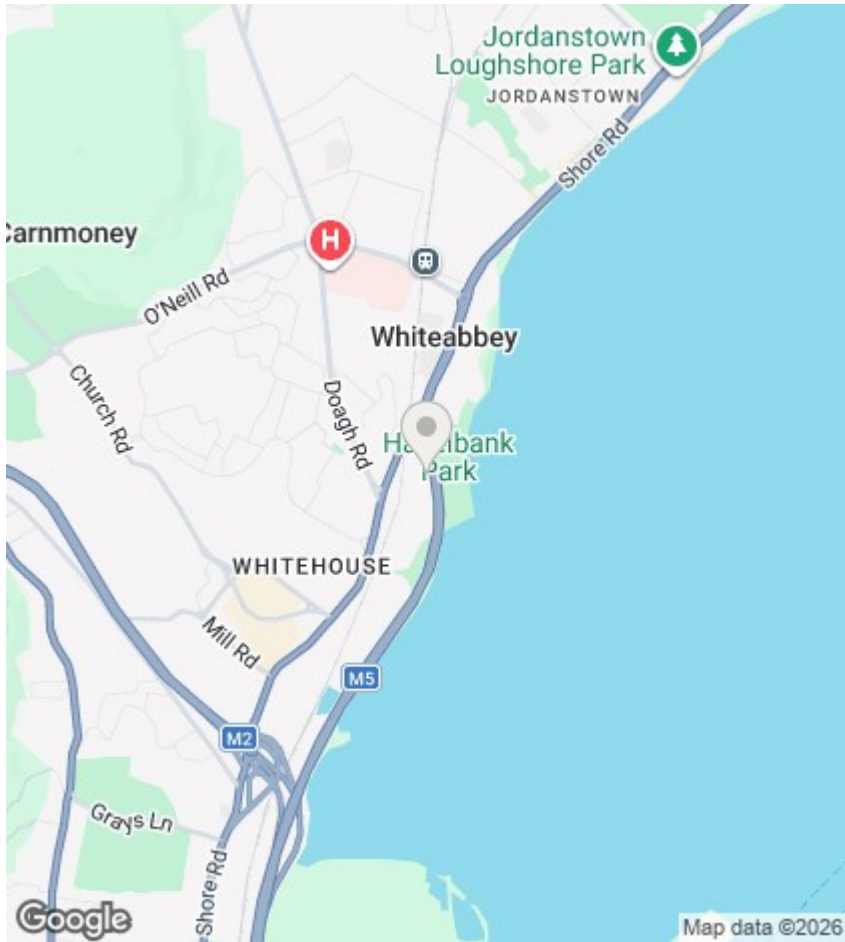
Bathroom

Modern white suite, panelled bath with mixer tap, controlled shower and glazed shower screen, heated towel rail, low flush W/C, wall hung luxury vanity unit, ceramic tiled flooring, wall tiling

Outside

Car parking space

Management company is approximately £ PA



Directions

Viewings

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

EPC Rating:

B

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B	82	82
(69-80) C		
(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

