

88 Alexandra Park, Muckamore, Antrim, BT41 4RJ



PRICE Offers Over £124,950

This is an excellent opportunity for First Time Buyer's and Investors alike to purchase an exceptionally well proportioned two bedroom first floor apartment in this sought after residential area on the outskirts of Antrim town yet within easy access of most amenities and transport facilities.

This apartment offers generous space throughout to include a large living dining, and two large bedrooms to include a master with ensuite with and a communal bathroom featuring a panel bath with shower over.

With the additional benefit of an enclosed communal garden, PVC double glazed windows and gas-fired central heating, this property is likely to appeal to the most discerning of purchasers.

Early viewing strongly recommended.

>Sales >New Homes >Commercial >Rentals >Mortgages

Antrim
12 Church Street
BT41 4BA
Tel: (028) 9446 6777

Ballyclare
51 Main Street
BT39 9AA
Tel: (028) 9334 0726

Glengormley
9A Ballyclare Road
BT36 5EU
Tel: (028) 9083 0803



FEATURES

- Communal entrance hall with fully tiled floor. Staircase to first and second floors
- First floor landing with access to:
- Private entrance hall with door intercom;
- Open plan living and dining area 16'8" x 14'11" (max)
- Fully fitted range of 'Oak' effect 'Shaker' style high and low level kitchen units with contrasting worktops
- Integrated low level oven / hob and space for a fridge freezer and washing machine
- Two exceptionally well proportioned bedrooms including master with ensuite
- Modern white communal bathroom with panel bath and shower over
- PVC double glazed windows / Gas fired central heating
- Superb opportunity for First Time Buyer's and Investors alike

ACCOMMODATION

COMMUNAL ENTRANCE HALL

Push button intercom to communal entrance hall with fully tiled floor flooring. Stair case to first and second floor with iron railings and turned balustrading. Lead through to communal rear garden.

PRIVATE ENTRANCE HALL

Door to private hall way with wood laminate flooring. Storage cupboard with single radiator. Push button intercom to communal entrance door. Single radiator to entrance hall. Two panel hardwood double doors too:

LIVING / INFORMAL DINING

16'8" x 14'11" (at max) (5.098 x 4.558 (at max))

Views over Six Mile water and nearby woodland. Wood laminate flooring. Double radiator.

KITCHEN

8'11" x 8'0" (2.731 x 2.455)

Fully fitted range of 'Oak' effect high and low level 'Shaker' style kitchen units with contrasting worktops and splashback tiling and stainless steel handles. One and a quarter bowl stainless steel sink unit with chrome mixer tap. Integrated four ring halogen hob with with stainless steel pyramid style overhead extractor fan. Low level combination oven and grill. Space for fridge freezer and washing machine. Integrated combi gas boiler. Views over Six Mile water and nearby woodland. Fully tiled floor. Double radiator.

BEDROOM 1

14'0" x 12'8" (at max) (4.273 x 3.868 (at max))

Exceptionally spacious master bedroom. Double radiator.

ENSUTIE

Modern white suite comprising a corner shower quadrant with fully tiled splashback and glazed sliding door. Pedestal wash hand basin with 'Monobloc' chrome mixer tap. Low flush push button WC. Fully tiled floor. Double radiator.

BEDROOM 2

12'1" x 11'0" (3.705 x 3.374)

Double radiator.

BATHROOM

8'0" x 6'6" (2.462 x 2.002)

Modern white suite comprising a panel bath with chrome mixer tap, tiled splashback and partially glazed screen. Pedestal wash hand basin with 'Monobloc' chrome mixer tap. Low flush push button WC. Fully tiled floor. Extractor fan. Double radiator.

COMMUNAL REAR GARDEN

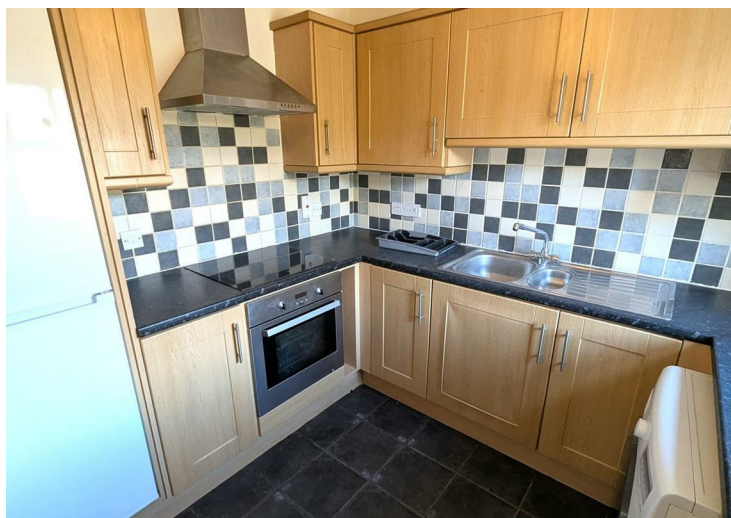
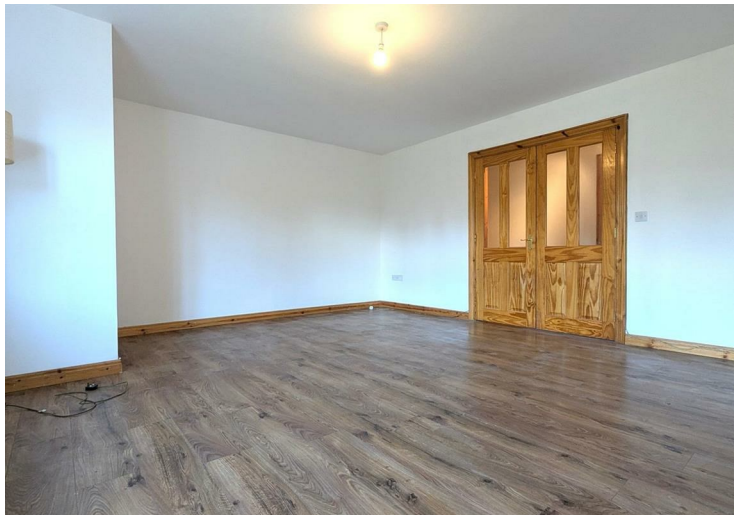
Neat lawns. Mixed stone bedding. Timber fencing and pedestrian gate to rear walkway. Breath taking views overlooking surrounding countryside and Six Mile River.. Communal bin area. Outside light.

EXTERNAL FEATURES

Communal carpark to the front. Service area and walkway to front.

IMPORTANT NOTE TO ALL POTENTIAL PURCHASERS;

Please note, none of the services or appliances have been tested at this property.





Energy Efficiency Rating

	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C	73	73
(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	



Mortgage IQ

Talk to one of our advisers today

12 Church Street, Antrim, Co. Antrim, BT41 4BA
T: 028 9417 0000
E: antrim@mortgageiq.co.uk

IQ
WE KNOW WHAT IT TAKES

Country Estates (N.I) Ltd. for themselves and the Vendors of this property whose agents are, give notice that:

These particulars do not constitute any part of an offer or contract

All statements contained in these particulars as to this property are made without responsibility on the part of Country Estates (N.I) Ltd. or the vendor

None of the statements contained in these particulars as to this property are to be relied on as statements or representations of fact

Any intending purchaser must satisfy himself or otherwise as to the correctness of the statement contained in these particulars

The vendor does not make or give, and neither Country Estates (N.I) Ltd. nor any person in their employment, has any authority to make or give representation or warranty whatever in relation to this property.

PRS Property
Redress
Scheme