

CIRCULAR ROAD, LARNE OFFERS OVER £60,000

SSTC

Large three bedroom house in a popular residential area. Close to town parks, schools and all local amenities. Minutes to Bus Station, Town Centre and Train. Ready for modernisation with generous rooms and three bedrooms, this would make an ideal investor purchase.

Extended Mid Terrace
Generous Lounge
Kitchen
Downstairs Bathroom
Three Bedrooms
PVC Double Glazing
Gas Heating

Electricity supply: Mains
Heating: Gas Mains
Water supply: Mains
Sewerage: Mains

Entrance hall

Bright long entrance hall with tiled flooring.

Living room

w: 7.11m x l: 3.83m (w: 23' 4" x l: 12' 7")

Large bright front living room with laminate flooring and fireplace.

Kitchen

w: 3.31m x l: 2.14m (w: 10' 10" x l: 7')

Generous galley kitchen with tiled flooring.

Bathroom

w: 2.06m x l: 1.82m (w: 6' 9" x l: 6')

Downstairs white suite comprising of low flush WC. Pedestal wash hand basin. Bath with overhead shower.

Bedroom 1

w: 5.02m x l: 3.51m (w: 16' 6" x l: 11' 6")

Large bright front room.

Bedroom 2

w: 3.45m x l: 2.51m (w: 11' 4" x l: 8' 3")

another good double

Bedroom 3

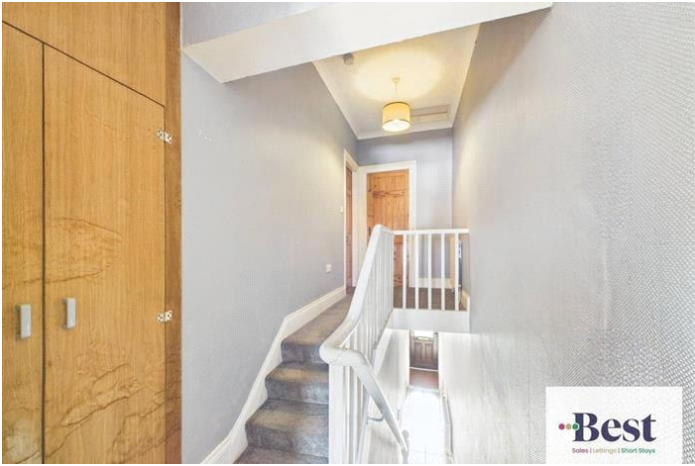
w: 2.07m x l: 1.04m (w: 6' 9" x l: 3' 5")

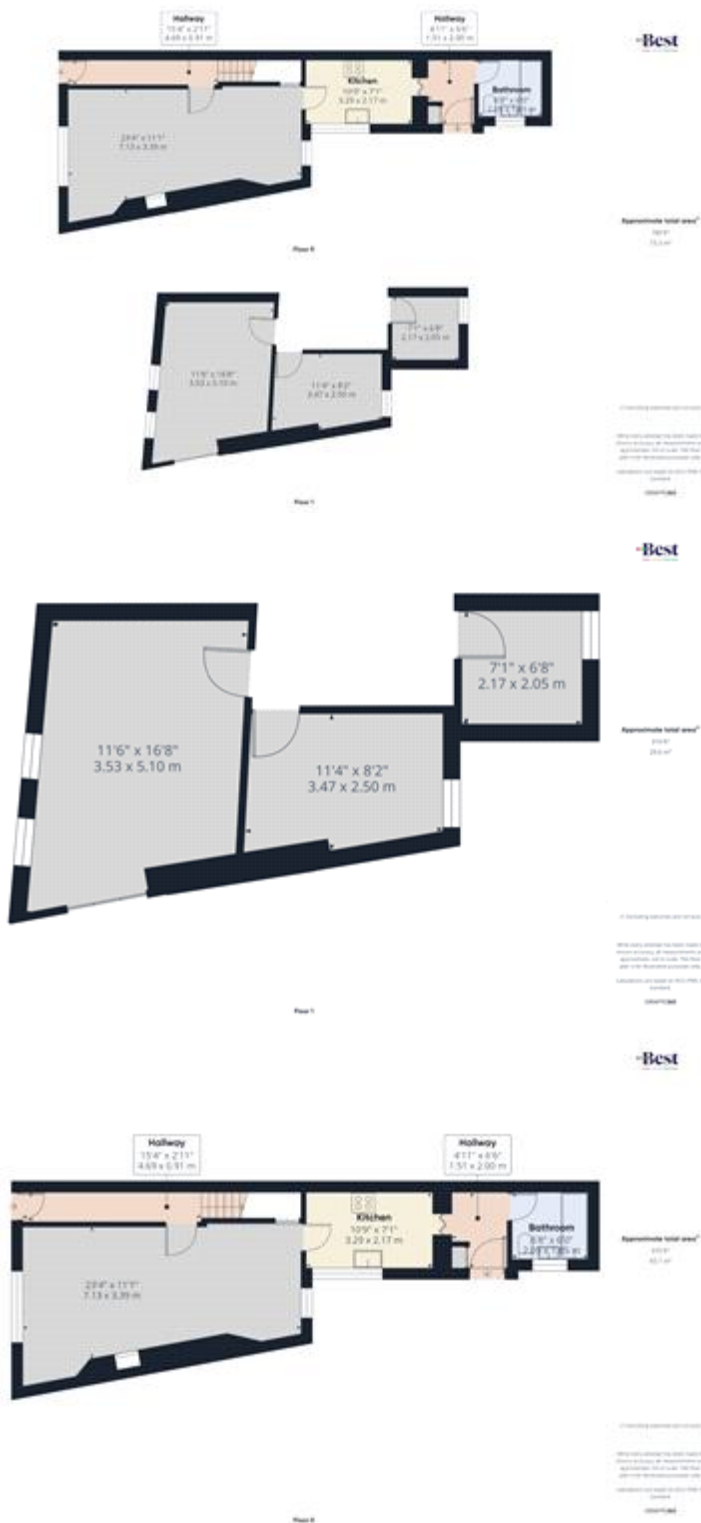
Good size 3rd bedroom to the back of the property.

Rear Garden

Enclosed rear yard area.

PLEASE NOTE: We have not tested any appliances or systems at this property. Every effort has been taken to ensure the accuracy of the details provided and the measurements and information given are deemed to be accurate however all purchasers should carry out necessary checks as appropriate and instruct their own surveying/ legal representative prior to completion.





Whilst every effort is made to ensure the accuracy of these details, it should be noted that the measurements are approximate only. Floorplans are for representation purposes only and prepared according to the RICS Code of Measuring Practice by our floorplan provider. Therefore, the layout of doors, windows and rooms are approximate and should be regarded as such by any prospective purchaser. Any internal photographs are intended as a guide only and it should not be assumed that any of the furniture/fittings are included in any sale. Where shown, details of lease, ground rent and service charge are provided by the vendor and their accuracy cannot be guaranteed, as the information may not have been verified and further checks should be made either through your solicitor/conveyance. Where appliances, including central heating, are mentioned, it cannot be assumed that they are in working order, as they have not been tested. Please also note that wiring, plumbing and drains have not been checked.