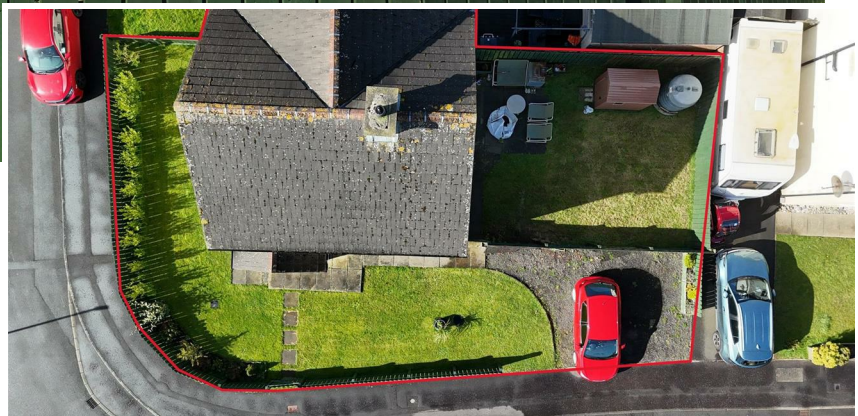


## 6 Millhouse Glen, Antrim, County Antrim, BT41 2UJ



**PRICE Offers  
Over £189,950**

We are delighted to offer for sale 6 Millhouse Glen. A beautifully presented three-bedroom semi detached, finished to an exceptional standard throughout and ideal for modern living. The heart of the home is the recently installed taupe shaker-style kitchen, complete with a comprehensive range of integrated appliances including combination oven and grill, microwave combi oven, fridge freezer, dishwasher, and space for a washing machine and tumble dryer. The spacious living room has been thoughtfully designed with bespoke built-in storage and an integrated desk, creating the perfect space for working from home. Upstairs, the property boasts three well-proportioned bedrooms, two enhanced with stylish feature wall panelling, alongside a contemporary four-piece family bathroom incorporating a panel bath and enclosed shower with rainfall shower head. Externally, the home benefits from a low-maintenance garden to the side and an attractive open aspect to the front. Early viewing is highly recommended to fully appreciate all this superb home has to offer.

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## FEATURES

- Entrance hall with staircase to first floor / Ground floor W/C
- Living room 15'7 x 11'9 with open fire and feature surround, custom storage and integrated desk
- Kitchen with informal dining area / PVC double glazed French doors to rear
- Full range of Taupe 'Shaker' style high and low level units
- Compliment of integrated appliances to include oven, microwave oven combi, hob, dishwasher, fridge freezer and washing machine
- First floor landing
- Three well proportioned bedrooms two of which with feature wall panelling
- Bathroom with modern white suite to include panel bath and separate shower cubicle
- PVC double glazed windows and French doors / Oil-fired central heating
- Stoned drive with side by side parking for two cars / Fully enclosed garden to rear / Open aspect to front

## ACCOMMODATION

Double glazed composite door door to;

### ENTRANCE HALL

Staircase to first floor with moulded hand rail and turned balustrade. Double radiator.

### GROUND FLOOR W/C

Modern white push button low flush W/C and corner pedestal wash hand basin. Please Note; restricted head height to entrance door.

### LIVINGROOM

**15'7 x 11'9 (4.75m x 3.58m)**

Open fire with feature wooden surround and part polished cast iron inset. Integrated storage. Integrated desk suitable for home working. Wood laminate floor. Double radiator.

### KITCHEN WITH INFORMAL DINING AREA

**22'11 x 9'9 (6.99m x 2.97m)**

Recently fitted full range of Taupe 'Shaker' style high and low level units with long chrome handles and complimentary work surfaces. One and a quarter bowl stainless steel sink unit with brushed stainless steel mixer tap. Integrated four ring halogen hob with tiled splashback and stainless steel pyramid style over head extractor fan, Mid level oven and grill and microwave oven combi, Dishwasher and fridge freezer. Space for a washing machine and tumble dryer. Double radiator. PVC double glazed French patio doors to rear.

## FIRST FLOOR LANDING

Hot-press with insulated copper cylinder and immersion heater. Shelving above. Access to loft.

## BEDROOM 1

13'10 x 9'10 (4.22m x 3.00m)

(max) Integrated bedroom storage. Feature wall panelling. Double radiator.

## BEDROOM 2

11'10 x 11'9 (3.61m x 3.58m)

Feature panelled wall. Double radiator.

## BEDROOM 3

8'6 x 6'11 (2.59m x 2.11m)

Over-stairs shelved inset. Single radiator.

## BATHROOM

8'10 x 6'10 (2.69m x 2.08m)

Modern white suite comprising panel bath with tiled splash back. Push button low flush W/C and pedestal wash hand basin with tiled splash back. PVC clad shower cubicle with pivot and slide doors, 'Rainfall' shower head and secondary attachment. Chrome towel radiator.

## OUTSIDE

Stoned drive with side by side parking for two cars. Garden to front and side in lawn and paved pathway.

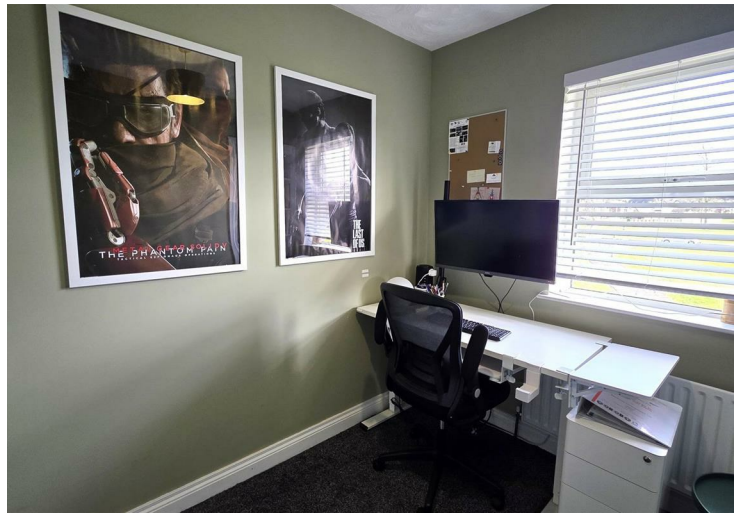
Timber pedestrian gate to fully enclosed garden to rear in lawn and paved patio. 6ft timber fencing. Space for garage. PVC oil tank. Galvanised prefabricated oil-fired boiler house.

## IMPORTANT NOTE TO ALL POTENTIAL PURCHASERS;

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

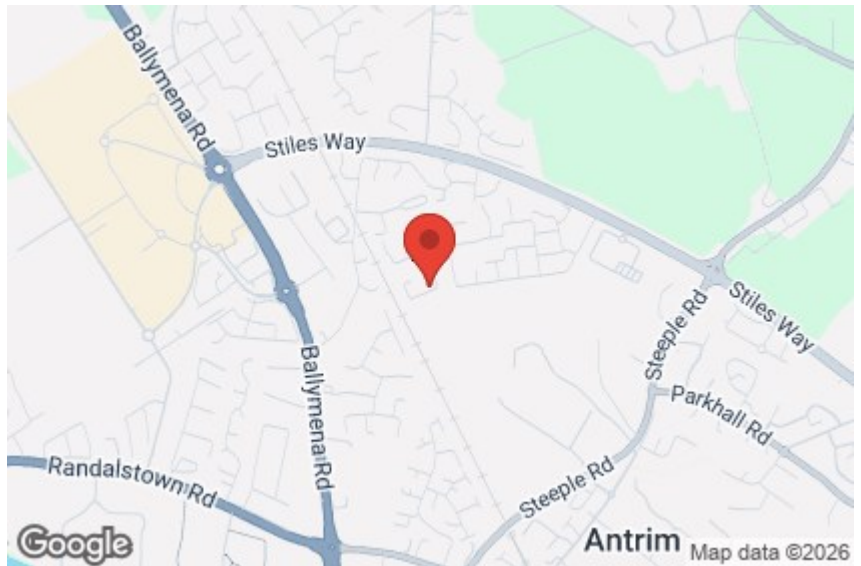
Please also be aware, property boundaries are an estimation and are to be confirmed via your solicitor.





### Energy Efficiency Rating

	Current	Potential
Very energy efficient - lower running costs		
(92 plus) <b>A</b>		
(81-91) <b>B</b>		
(69-80) <b>C</b>		
(55-68) <b>D</b>	<b>60</b>	<b>63</b>
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
Not energy efficient - higher running costs		
<b>Northern Ireland</b>	EU Directive 2002/91/EC	



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