

## 12 Carwood Park, Newtownabbey, BT36 5JU

Offers Over £174,950

- Beautifully presented semi detached villa
- Lounge
- Kitchen
- Double glazing/ Oil fired central heating
- Paved driveway to front, side and rear

- 3 Bedrooms
- Dining room
- Bathroom
- uPVC fascia and rainwater goods
- Located close to excellent schools, shops and public transport facilities

# 12 Carwood Park, Newtownabbey BT36 5JU

12 Carwood Park is a well presented three bedroom red brick semi detached home, ideally situated in a highly popular and convenient location. The property offers comfortable and practical living space including a welcoming lounge, separate dining room, kitchen and a family bathroom. Upstairs, there are three well-proportioned bedrooms, making it an excellent choice for families or first-time buyers. The home benefits from oil fired central heating and double glazing throughout, ensuring warmth and energy efficiency. Externally, there is an enclosed yard to the rear, providing a private outdoor space, while the front features a paved driveway offering off-street parking. This property combines charm, convenience, and great potential.



Council Tax Band: Northern Ireland



## **Entrance hall**

### **Lounge**

13'9 x 13'7

### **Kitchen**

9'4 x 8'6

Range of high and low level units, round edge worksurfaces, single drainer stainless steel sink unit with mixer tap, plumbed for washing machine, hot press with insulated copper cylinder, understairs storage, laminate wood flooring, pantry, built in oven, inlaid hob, extractor hood

### **Dining room**

9'5 x 7'4

### **Bathroom**

uPVC bath unit, electric shower, glazed shower screen, low flush W/C, pedestal wash hand basin, wall tiling

## **First floor**

### **Landing**

Floored roofspace with light and power, Slingsby style ladder

### **Bedroom (1)**

9'5 x 9'4

Built in storage

### **Bedroom (2)**

12'7 x 9'3

Built in storage

### **Bedroom (3)**

8'11 x 7'3

Built in storage

### **Garage**

15'0 x 9'3

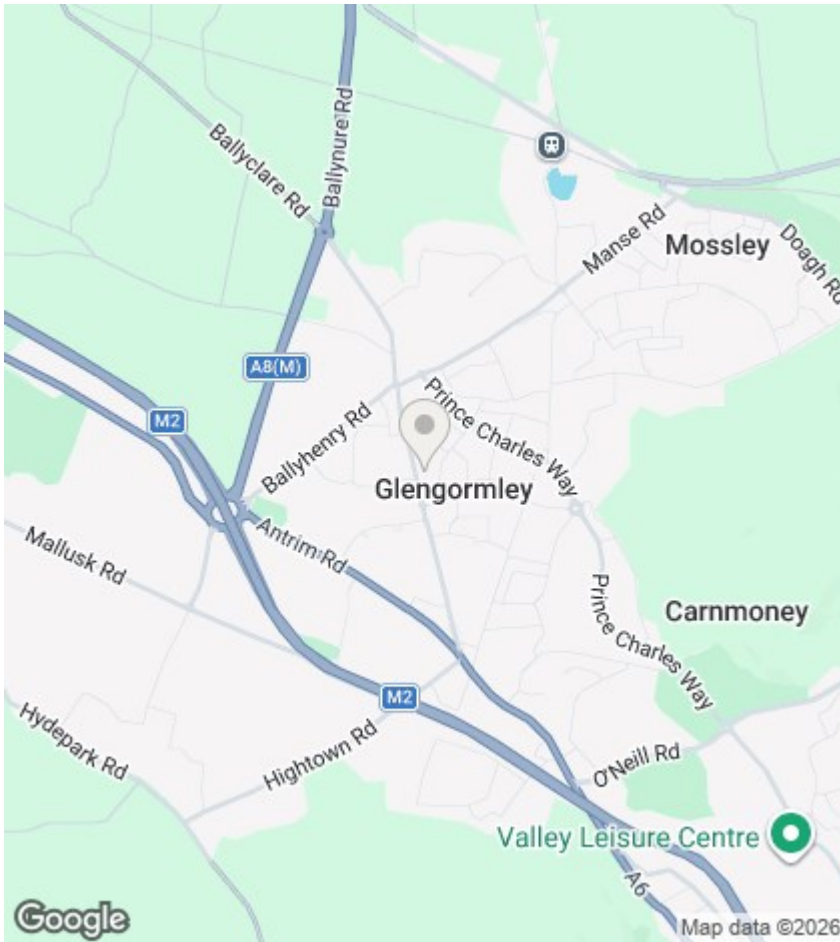
Up and over door, oil fired boiler

### **Outside**

Front: paved driveway, space for multiple cars

Side: paved driveway

Rear: paved patio area, aluminium shed, plants and shrubs, uPVC oil storage tank



## Directions

## Viewings

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

## EPC Rating:

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