



## 53 Fernagh Drive, Newtownabbey, BT37 0BH

Offers Over £99,950

- Mid terrace property in popular residential location
- 2 Separate reception rooms
- Shower room
- Gas fired central heating
- In need of refurbishment
- 3 Bedrooms
- Fitted kitchen
- Double glazing in uPVC frames
- Generous garden to rear

# 53 Fernagh Drive, Newtownabbey BT37 0BH

Located in a sought-after residential area, this mid-terrace property offers a fantastic opportunity for buyers looking to put their own stamp on a home. The property features three bedrooms, making it well-suited to families or investors alike.

On the ground floor, there are two separate reception rooms, providing versatile living and dining spaces. A fitted kitchen and shower room complete the internal accommodation, while practical benefits include gas-fired central heating and double glazing in uPVC frames.

To the rear, the property boasts a generous garden, offering excellent potential for outdoor enjoyment. Although in need of refurbishment, this home provides a solid base with plenty of scope to improve and add value. Early viewing is recommended to fully appreciate the possibilities on offer.



Council Tax Band: Northern Ireland



## **GROUND FLOOR**

### **ENTRANCE HALL**

uPVC front door

### **LOUNGE**

12'5" x 11'9"

Brick fireplace and tiled hearth

### **KITCHEN**

11'8" x 9'9"

Range of high and low level units, round edge worksurfaces, double drainer stainless steel sink unit with mixer taps, cooker point, wall tiling, understairs storage

### **RECEPTION ROOM**

11'8" x 8'11"

## **FIRST FLOOR**

Landing

### **BEDROOM (1)**

11'9" x 11'0"

Including built in storage with gas fired boiler plus separate built in robe, views towards Belfast Lough

### **BEDROOM (2)**

11'9" x 9'5"

Including built in robe

### **BEDROOM (3)**

9'4" x 8'7"

Including built in robe

### **SHOWER ROOM**

Walk in shower area with Triton electric shower, low flush W/C, pedestal wash hand basin, wall tiling

## **OUTSIDE**

Garden to front

Garden to rear, outside store, outside light and tap

### **Disclaimer / Additional Information**

Tenure - Leasehold.

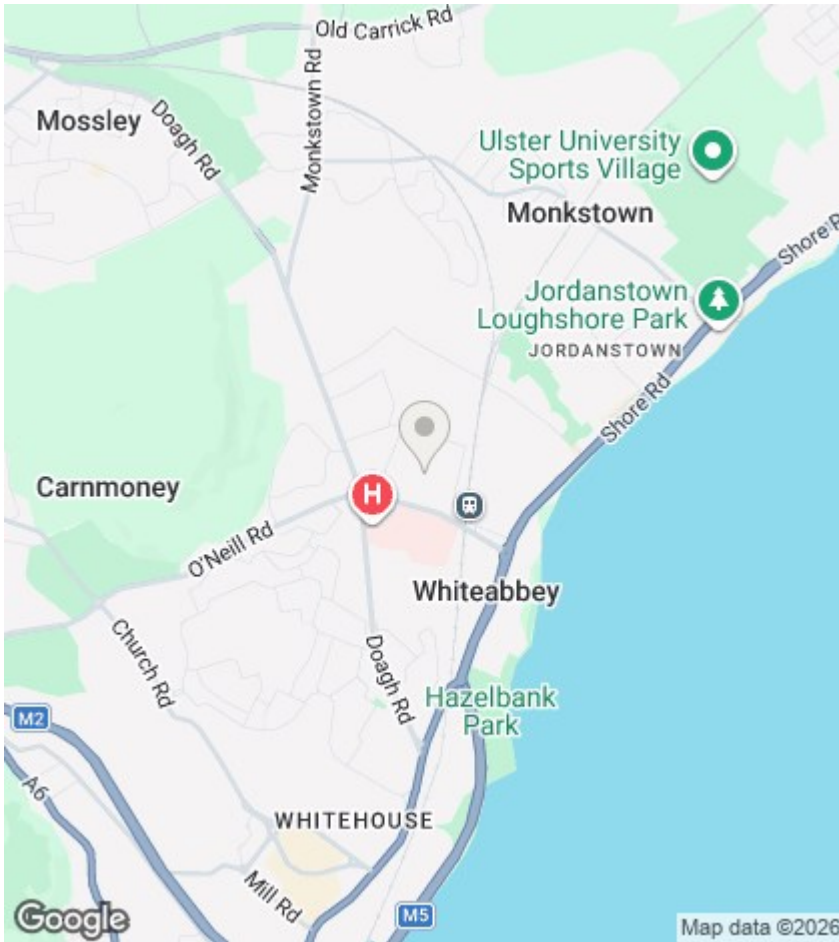
Broadband & mobile checker for Northern Ireland  
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Flooding maps for Northern Ireland  
<https://www.nidirect.gov.uk/information-and-services/your-neighbourhood-roads-and-streets/flooding-your-area> Please note the information contained within these particulars is intended as a guide only. Although prepared with care, its accuracy

cannot be guaranteed and it does not form part of any contract. Interested parties should rely on their own enquiries and seek professional advice where necessary.

We are happy to provide clarification on any specific points upon request. All measurements are given as approximate.

Fixtures, fittings, and appliances have not been tested, and no warranty is offered regarding their condition or operation. Photographs and floor plans are for illustrative purposes only and should not be assumed to represent items included in the sale unless specifically stated.



## Directions

## Viewings

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

## EPC Rating:

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