



59 Bates Park, Greenisland, Carrickfergus, BT38 8LG

Offers Over £214,950

- Semi detached villa in popular residential area of Greenisland
- Lounge with feature fireplace and wood burning stove
- Bathroom with modern white suite
- Double glazing in golden oak uPVC frames
- Car parking space
- 3 Bedrooms (One with ensuite shower room)
- Fitted kitchen with built in appliances
- Gas fired central heating
- uPVC fascia and rainwater goods

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Situated in the popular residential area of Greenisland, this attractive semi-detached villa offers comfortable and stylish living accommodation ideal for families and first-time buyers alike. The property comprises three well-proportioned bedrooms, including a principal bedroom with ensuite shower room. A bright and welcoming lounge features a charming fireplace with wood burning stove, creating a cosy focal point. The fitted kitchen includes a range of built-in appliances, while the modern bathroom benefits from a contemporary white suite. Additional features include gas fired central heating, double glazing in golden oak uPVC frames, and low-maintenance uPVC fascia and rainwater goods. Externally, the property benefits from a convenient car parking space and enjoys a highly sought-after residential location close to local amenities.



Council Tax Band: Northern Ireland



GROUND FLOOR

RECEPTION HALL

Laminate wood flooring, under stair storage

LOUNGE

17'10" x 11'2"

Wood burning stove, attractive marble fireplace, laminate wood flooring, downlighters, double doors

KITCHEN/DINING ROOM

17'10" x 11'4"

Range of high and low level built in units, solid oak work surfaces, jaw box sink, inlaid hob unit, stainless steel extractor fan, fridge/freezer, downlighters, gas boiler, French doors, ceramic tiled flooring

FIRST FLOOR

LANDING

14'4" x 11'1"

Linen cupboard

BEDROOM (1)

Built in robes

ENSUITE SHOWER ROOM

Low flush WC, vanity unit with sink, electric shower, fully tiled walls, ceramic tiled flooring, extractor fan, heated towel rail

BEDROOM (2)

10'9" x 8'9"

BEDROOM (3)

8'11" x 6'8"

BATHROOM

White suite comprising panelled bath with mixer tap and telephone hand shower, low flush WC, pedestal wash hand basin, fully tiled walls and floor

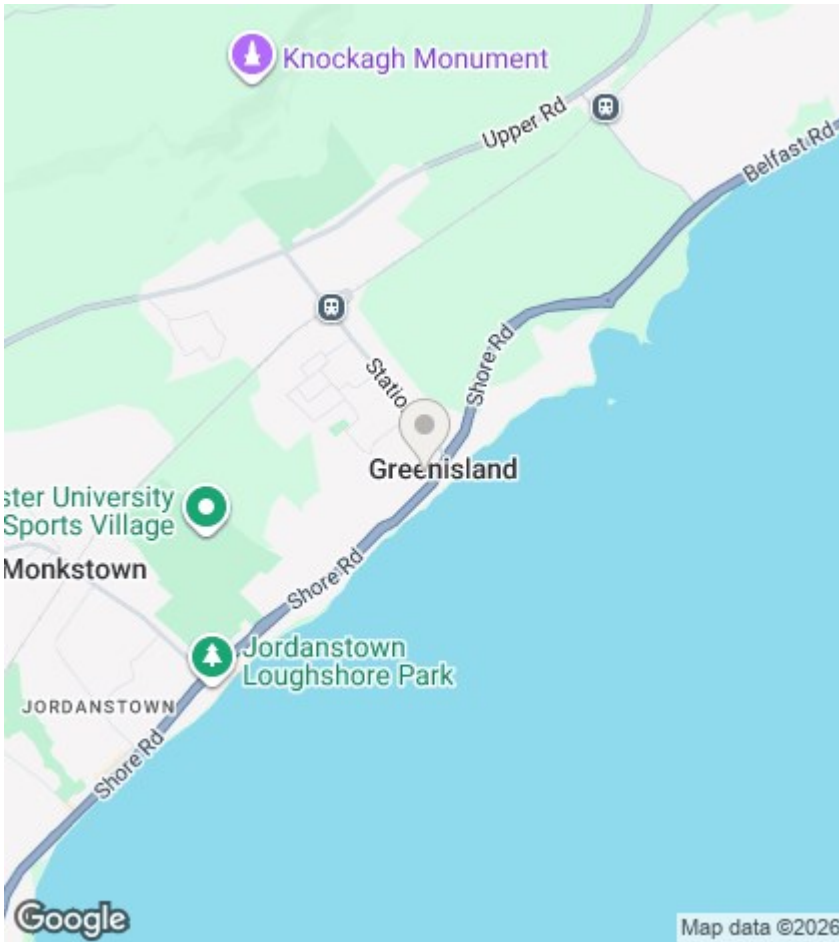
OUTSIDE

Front in lawn, plants and shrubs

Rear in lawn, paved patio area

Light and tap

uPVC fascia and rainwater goods



Directions

Viewings

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

EPC Rating:

C

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B			
(69-80) C		72	78
(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	