



## 51 Station Road, Greenisland, BT38 8UP

Offers Over £179,950

- Extended semi detached property in popular residential area
- 2 Reception rooms
- Pale coloured bathroom suite
- Priced to allow some upgrading
- 3 Bedrooms
- Modern fitted kitchen
- Gas fired central heating
- Neat gardens front and rear

# 51 Station Road, Greenisland BT38 8UP

Located in the heart of sought-after Greenisland, this extended semi-detached villa presents an excellent opportunity to purchase a beautifully positioned family home on Station Road. Offering three spacious bedrooms and well-balanced accommodation throughout, the property is perfectly suited to modern family living. The extension enhances the home's practicality and flexibility, providing additional living space to meet a variety of needs. Ideally situated close to the picturesque Loughshore, the property benefits from easy access to scenic coastal walks, recreational amenities, and outdoor attractions. Greenisland Train Station is just a short distance away, offering superb convenience for commuters and those travelling further afield. Combining good accommodation with an enviable location, this attractive home will appeal to a wide range of purchasers seeking comfort, convenience, and lifestyle in one of the area's most desirable settings. Early interest is expected, and viewing is highly recommended.



Council Tax Band: Northern Ireland



## **Ground Floor**

### **Reception Hall**

14'0 x 8'2

Laminate wood flooring

### **Lounge**

11'7 x 10'7

Laminate wood flooring, double doors to:

### **Dining room**

11'6 x 10'6

### **Kitchen**

21'2 x 7'10

Fitted kitchen with range of high and low level units, round edge worksurfaces, ceramic sink unit with mixer tap and vegetable sink, built in hob, built in double oven, extractor fan, ceramic tiled flooring, double doors to rear:

### **Hallway**

Laminate wood flooring

## **First Floor**

### **Landing**

Store with gas boiler, built in cupboard

### **Bedroom (1)**

11'7 x 8'11

Built in wardrobe, laminate wood flooring

### **Bedroom (2)**

11'6 x 9'8

### **Bedroom (3)**

6'11 x 6'11

Laminate wood flooring

### **Bathroom**

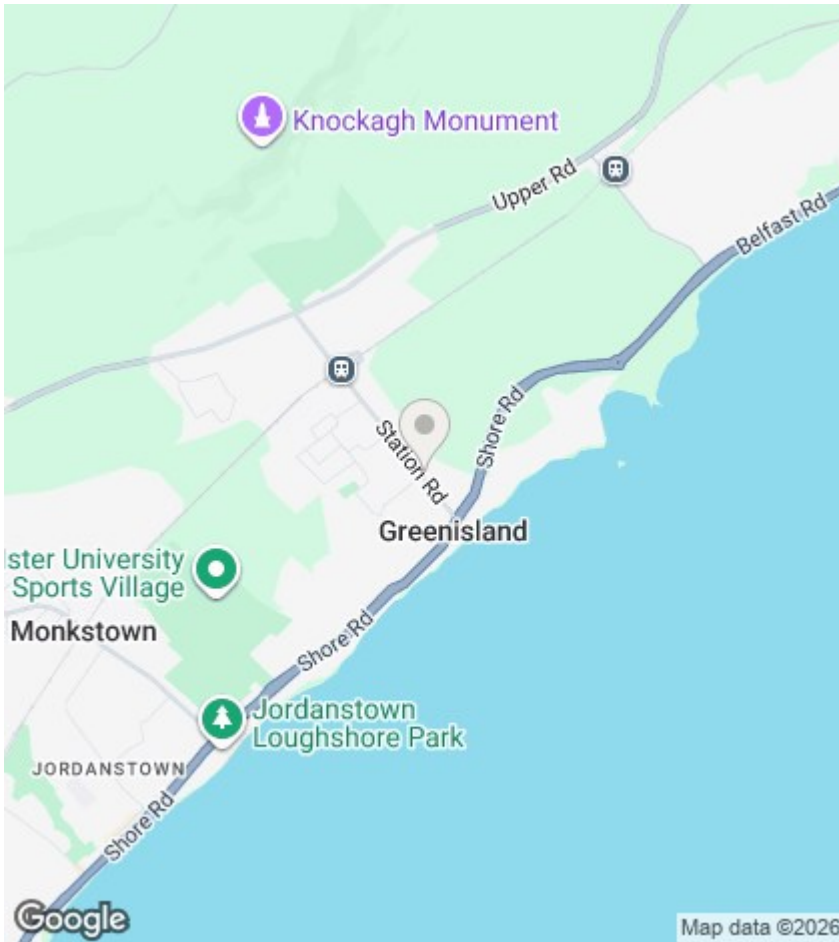
Pale coloured bathroom, low flush W/C, pedestal wash hand basin, built in bath with mixer tap, glazed shower unit with controlled shower

### **Outside**

Front: in neat lawn, plants and shrubs

Side: driveway

Rear: in extensive lawn, plants and shrubs, water tap



## Directions

## Viewings

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

## EPC Rating:

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>			
(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	

