

76 Arthur Avenue, Newtownabbey, BT36 7EJ



- Modern Semi Detached
- 3 Bedrooms/ 1+ Reception
- Deluxe Open Plan Kitchen With Dining Aspect
- Extensive Private South Facing Rear Garden
- Popular Convenient Established Development
- Modern White Bathroom Suite
- Furnished Ground Floor Cloakroom
- Modern En Suite Shower Room
- Gas Central Heating/ PVC Double Glazed Windows
- Excellent First Time Buy

PRICE Offers Over £148,500

Positioned within a popular established development this modern semi detached enjoys a well planned living layout and boasts a modern hi-gloss kitchen with living/ dining aspect/ en suite shower room and a ground floor cloakroom. Occupying an extensive private site an early viewing is highly recommended!

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Antrim
12 Church Street
BT41 4BA
Tel: (028) 9446 6777

Ballyclare
51 Main Street
BT39 9AA
Tel: (028) 9334 0726

Ballymena
3 Fenaghy Road
BT42 1HW
Tel: (028) 2565 5733

Glengormley
18 Carmoney Road
BT36 6HN
Tel: (028) 9083 0803

ACCOMMODATION

GROUND FLOOR

PVC double glazed front door into:-

SPACIOUS ENTRANCE HALL

Quality laminate strip flooring. Under stairs storage cupboard.

FURNISHED CLOAKROOM

Comprising low flush w.c and pedestal wash hand basin. Tiled floor.

LOUNGE 18'9" x 11'0"

Into bay window. Attractive horseshoe cast iron fireplace with painted wooden surround black slate tiled hearth.

OPEN PLAN MODERN KITCHEN 17'2" x 11'0"

With dining aspect. Equipped with a comprehensive range of modern hi-gloss high and low level fitted units with contrasting work surfaces. Space for freestanding range style cooker. Overhead extractor fan. Integrated washing machine and dishwasher. Single drainer stainless steel sink unit with mixer tap. Sliding double glazed patio doors to private rear garden.

FIRST FLOOR

BEDROOM 1 13'9" x 9'10"

MODERN EN SUITE SHOWER ROOM

Comprising large fully tiled shower enclosure, pedestal wash hand basin and low flush w.c.

BEDROOM 2 10'6" x 9'9"

BEDROOM 3 10'9" x 7'9"

MODERN WHITE BATHROOM SUITE

Comprising panelled bath with shower attachment, button w.c. and pedestal wash hand basin. Velux window. Tiled floor.

OUTSIDE

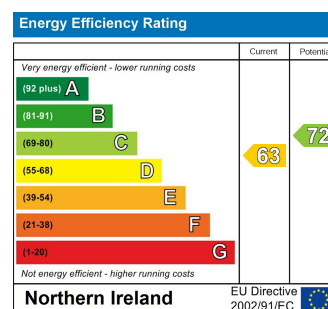
Neat well maintained garden to front in lawn.

Tarmac driveway to side with ample parking.

Twin gates to side with access to rear for further secure parking.

Extensive private garden to rear in lawn.

Screened by perimeter fencing.



IMPORTANT NOTE TO ALL PURCHASERS:

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