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26e West Crescent, Newtownabbey, BT37 9DX

- Third Floor Apartment
- Lounge
- Bathroom With Three Piece Suite
- Communal Gardens And Parking
- Convenient Location

- Two Well Proportioned Bedrooms
- · Kitchen With Informal Dining Area
- Gas Heating; PVC Double Glazing (Bar One Window)
- Views Towards Cave Hill And Carnmoney Hill
- Ideal First Time Buy / Buy To Let Investment

Offers Over £69,950

**EPC** Rating C





# 26e West Crescent, Newtownabbey, BT37 9DX



# **PROPERTY DESCRIPTION**

## **ACCOMMODATION**

### **COMMUNAL ENTRANCE HALL**

Intercom entry system. Stairwell to upper floors.

## PRIVATE ENTRANCE HALL

Composite double glazed front door. Access to shelved store with radiator. Access to roof space.

## **LOUNGE 11'1" x 10'10"**

Views towards Cave Hill.





# KITCHEN WITH INFORMAL DINING AREA 11'10" x 8'0"

Fitted kitchen with range of high and low level storage units with contrasting granite effect melamine work surface.

Stainless steel sink unit with draining bay. Views towards
Carnmoney Hill. Cooker point. Space for fridge freezer.

Plumbed for automatic washing machine. Gas fired central heating boiler.

### BEDROOM 1 12'1" x 10'9"

Views towards Cave Hill. Built in wardrobe/store.

## BEDROOM 2 10'9" x 8'3"

Composite double glazed door leading to private balcony area. views towards Carnmoney Hill.

#### **BATHROOM**

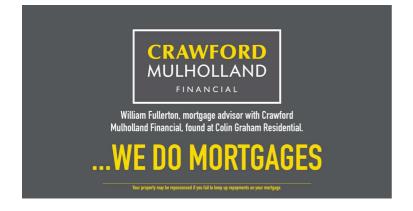
White three piece suite comprising panelled bath, pedestal wash hand basin and WC. Glass shower screen over bath. Part tiling to walls. Tiled floor.

#### **EXTERNAL**

Communal gardens and parking area.

# IMPORTANT NOTE TO ALL POTENTIAL PURCHASERS

Please note that we have not tested the services or systems in this property. Purchasers should make/commission their own inspections if they feel it is necessary.



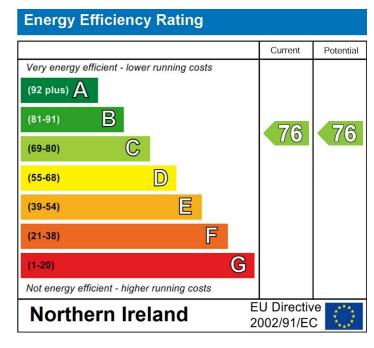






Well presented, two bedroom, third floor apartment with access to communal gardens and communal parking area, enjoying views towards Cave Hill and Carnmoney Hill, conveniently located within the popular Rathcoole area of Newtownabbey. The property comprises communal entrance hall with intercom entry system, private entrance hall, lounge, kitchen with informal dining area, two well proportioned bedrooms, and bathroom with white three piece suite. Externally the property enjoys communal gardens and communal parking area. Other attributes include gas fired central heating and PVC double glazing (bar one window). Ideal first time buy / buy to let investment alike. Early viewing highly recommended to avoid disappointment.





Agents Note: Whilst every care has been taken to prepare these sales particulars, they are for guidance purposes only. All measurements are approximate are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers are advised to recheck the measurements





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