

78 Alexandra Park, Muckamore, Antrim, County Antrim, BT41 4RD



PRICE Offers Over £119,950

This is an excellent opportunity for the First Time Buyer and Investor alike to purchase a beautifully presented two bedroom ground floor apartment occupying a prime position within this sought after residential development on the outskirts of Antrim town. The property is accessed via a communal entrance door with push button door entry intercom and is located on the ground floor offering generous, well proportioned accommodation throughout. The property boasts a well proportioned living room and light oak "Shaker" style kitchen units which are complimented by an integrated oven, hob and fridge freezer together with a modern bathroom suite comprising panel bath with chrome mixer taps and separate integrated shower.

Only on full internal inspection can one begin to appreciate the quality of this superb apartment. Early viewing strongly recommended.

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FEATURES

- Push button door entry intercom to front
- Communal entrance hall to ground, first and second floors
- Door to private entrance hall with solid wood floor and large storage and airing cupboard
- Generous living room 14'9" x 14'5"
- Generous kitchen area with full range of light oak high and low level units
- Integrated oven, hob, fridge and freezer
- Two well proportioned bedrooms
- Bathroom with modern white suite
- PVC double glazed windows and French doors / Gas fired central heating
- Excellent opportunity for First Time Buyer's and Investor's alike

ACCOMMODATION

COMMUNAL ENTRANCE HALL

Intercom system. 6 ft gate to enclosed communal rear garden area. Door to:

PRIVATE ENTRANCE HALL

Solid wood flooring. Shelved airing cupboard with single radiator. Shelved storage cupboard. Single radiator to entrance hall. Double doors too:

LIVING ROOM

14'9" x 14'5" (at max) (4.496 x 4.398 (at max))

Solid wood flooring. Double Radiator.

KITCHEN

8'5" x 8'1" (2.578 x 2.488)

Full range of 'Shaker' style mid oak high and low level units with contrasting worktops and splashback tiling. Integrated four ring halogen hob with stainless steel pyramid style overhead extractor fan. Low level oven/grill combi. Integrated Fridge Freezer. Space for washing machine. One and a quarter bowl stainless steel sink unit with chrome mixer tap. Fully tiled floor. Double radiator.

BEDROOM 1

12'4" x 11'1" (3.777 x 3.400)

Double Radiator

BEDROOM 2

11'1" x 10'10" (at max) (3.390 x 3.324 (at max))

Double radiator.

BATHROOM

8'5" x 6'9" (2.584 x 2.075)

Modern four piece white suite consisting panel bath with chrome mixer tap, pedestal wash hand basin with chrome mixer tap, low flush push button WC and integrated shower unit. Complimentary splashback tiling to bath, shower and wash hand basin. Fully tiled floor. Exrtactor fan and single radiator.

OUTSIDE

One allocated parking spot and 4 shared spots for visitors. Fully enclosed communal rear garden with neat lawn and decorative stone boarder. Communal yard area for bin storage. 6 Ft timber fencing and side gate access to front.

IMPORTANT NOTE TO ALL POTENTIAL PURCHASERS;

Please note, none of the services or appliances have been tested at this property.





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



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