

## 46 WEST STREET, BALLYCARRY CARRICKFERGUS BT38 9HR

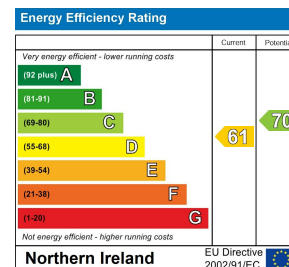


Mid terrace  
Three bedrooms  
Built in wardrobes in bedrooms one and two  
Lounge with feature brick fire place  
Beech style kitchen units  
White bathroom suite with pvc panelled walls  
Double glazing  
Oil fired heating system  
Enclosed rear garden  
Ideal first time buy or investment property  
No ongoing chain

### Offers Around £94,950

**Tenure: Leasehold**

**Viewing: Please contact Carrickfergus Branch Tel: 028 9336 5986**



### Entrance Hall

Radiator, doors to



### Lounge

11'11" x 11'3"

Double glazed window to front aspect, brick feature fireplace, radiator, laminate flooring



### Kitchen

18'11" x 9'11"

Double glazed window to rear aspect, Range of shaker style high and low level units with roll edge work surfaces, inset single drainer stainless steel sink unit with mixer taps, stainless extractor hood, part tiled walls, ceramic tiled floor. Sliding patio doors to rear garden.



### Stairs & landing

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.

**REF: 17788676**





### Bedroom one

13'6" x 9'11"

double glazed window, radiator, laminate wood flooring.



### Bedroom two

11'6" x 11'4"

Double glazed window, radiator, laminate wood flooring.

### Bedroom three

10'11" x 8'0"

Double glazed window, radiator, laminate wood flooring



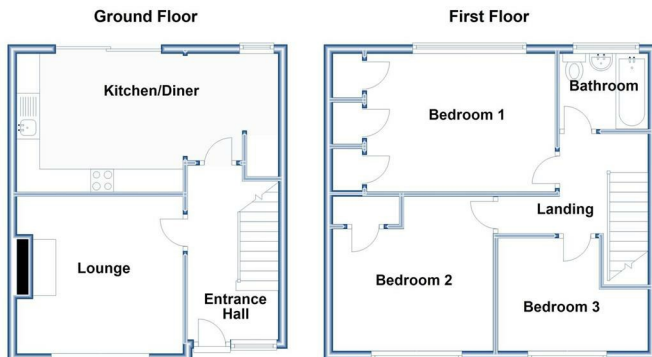
### Bathroom

Double glazed window to rear aspect, white suite comprising low flush Wc, pedestal sink and panel enclosed bath, pvc panelled walls

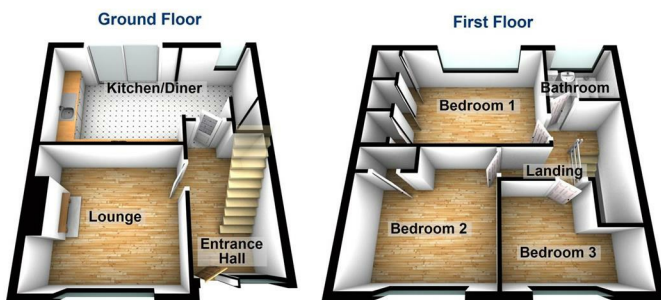
### Gardens and grounds

At the rear there is an enclosed garden

## floor plans



Please note this floor plan is for marketing purposes only, is not to scale and is to be used as a guide only. No liability is accepted in respect of any consequential loss arising from the use of this plan. Plan produced using PlanUp.



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New to the market... updated photos and floorplans to follow

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