



87 Abbey Road, Millisle County  
Down, BT22 2DG

**Asking Price: £135,000**

 **Reeds Rains**

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Floorplan Clause  
Measurements are approximate. Not to Scale. For illustrative purposes only.

EPC Rating: TBC

### Description

This extended semi-detached chalet is located on the ever-popular Abbey Road in Millisle.

The property offers 3 bedrooms, one on the ground floor, a lounge open plan to the dining room, a fitted kitchen open plan to conservatory, and a shower room with a modern white suite.

Externally there are gardens to both the front and rear as well as off street parking and a detached garage.

### Entrance Porch

uPVC double glazed front door, ceramic tiled floor, glazed door to hall.

### Entrance Hall

Laminate wooden floor.

### Lounge

14 x 10

Open fire, laminate wooden floor, open plan to dining.

### Dining Room

10 x 7

Laminate wooden floor, double-glazed sliding patio door to rear.

### Kitchen

9'9" x 9' (2.97m x 2.74m)

Single drainer 1.5 sink unit with mixer taps, excellent range of high and low-level units with laminated work surfaces, part tiled walls, ceramic tiled floor, PVC ceiling, and recessed spotlights. Open plan to conservatory.

### Conservatory

12'3" x 8' (3.73m x 2.44m)

Ceramic tiled floor, upvc double glazed door to rear.

### Shower Room

White suite comprising: Walk-in shower with

paneled walls and thermostatically controlled shower, vanity unit with mixer taps, low flush WC, ceramic tiled floor, extractor fan.

### Bedroom 3

10 x 9'8" (10 x 2.95m)

Laminate wooden floor.

### First floor landing

Hot press with gas boiler and eaves storage.

### Cloakroom

Low flush WC, pedestal wash hand basin.

### Bedroom 1

13 x 8'7" (13 x 2.62m)

Laminate wooden floor.

### Bedroom 2

10'2" x 8'3" (3.1m x 2.51m)

Access to additional area under eaves.

### Outside

Driveway to off-street parking and access to garage.

### Detached Garage

### Gardens

Front garden in lawns and shrubs.

Rear garden in paved patio.

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All Measurements  
All Measurements are Approximate.

Laser Tape Clause  
All measurements have been taken using a laser tape measure and therefore, may be subject to a small margin of error.

For full EPC please contact the branch.