

72 BARN MILLS CARRICKFERGUS BT38 7GY



Top floor Apartment

Located in highly sought after mill conversion

Sympathetically restored retaining many original features

Two bedrooms, En-suite shower room off master bedroom

24' x 20' Living area open plan to kitchen

Kitchen incorporates an excellent range of Oak style units and brick style splash backs

Range of built in appliances

Feature part red brick vaulted ceilings & laminate wood flooring throughout

Gas heating system & double glazing

Security entry phone, communal lift facility & communal car parking

Suitable as an investment property or first time buy

Approximately 1 mile from Carrickfergus town centre and popular waterfront

Viewing appointment highly recommended

Well presented.

Offers Around £117,995

Tenure: Leasehold

Viewing: Please contact Carrickfergus Branch Tel: 028 9336 5986

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		44	
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
Northern Ireland		EU Directive 2002/91/EC	

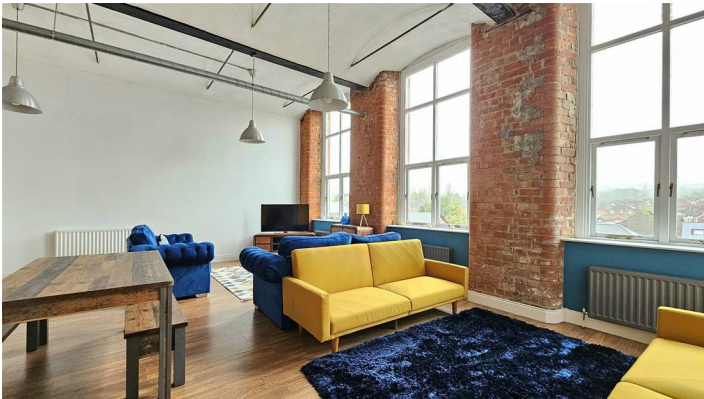
Entrance hall

Arched red brick ceilings, storage cupboard, radiator, laminate wood flooring

Lounge

24'11" x 20'0"

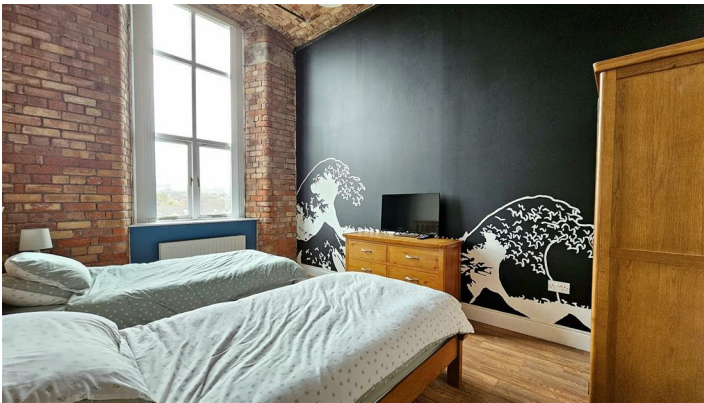
Part red brick arched ceiling, lounge open plan to kitchen, double glazed windows to front aspect, radiator, laminate wood floor





Kitchen

Range of Oak style Shaker style high and low level units with roll edge worktops, inset 1.5 bowl stainless steel sink and drainer with mixer tap over, built in oven and four ring ceramic hob with stainless steel chimney style extractor fan over, built in fridge freezer and washing machine



Bedroom one

14'3" x 10'2"

Feature red brick arched ceilings, double glazed window to front aspect, radiator, laminate wood floor



Ensuite

White suite comprising low flush Wc, wash hand basin and shower cubicle with electric shower over, radiator



Bedroom two

8'7" x 11'8"

Feature red brick arched ceilings, double glazed window to front aspect, radiator, laminate wood floor

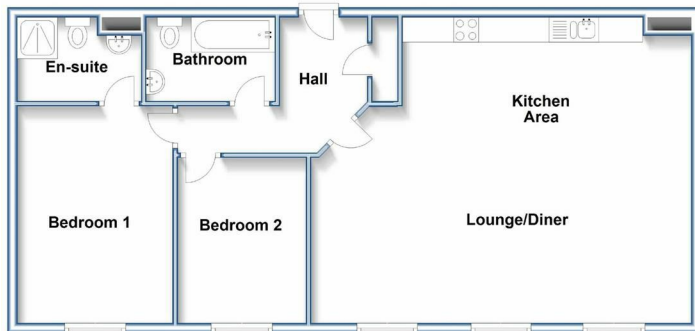


Bathroom

White suite comprising low flush Wc, wash hand basin and enclosed bath, heated towel rail

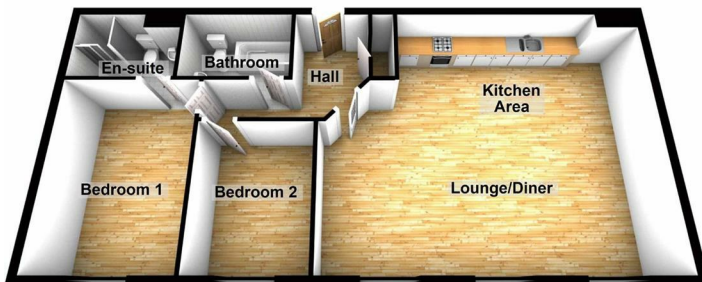
Floor plan

Accommodation



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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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: 17438826

Thinking of Selling?

A hand is shown from the bottom, holding a small, detailed model of a modern house with a garage and a 'SOLD' sign. The house and sign are resting on a small patch of white clouds. The background is a light blue sky with soft white clouds.

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 028 9336 5986

www.ulsterpropertysales.co.uk **UPS**

THINKING OF SELLING ?
ALL TYPES OF PROPERTIES REQUIRED
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VALUATION

UPS CARRICKFERGUS
T: 028 93365986
E:carrickfergus@ulsterpropertysales.co.uk

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