

16 Ravelston Road, Newtownabbey, BT36 6PE



- Semi Detached Chalet Villa
- 3 Bedrooms
- 2 Receptions
- Modern Shaker Style Fitted Kitchen
- Modern Family Bathroom
- Private Driveway
- Private Garden Enclosed Garden to Rear
- PVC Double Glazing/Oil Fired Central Heating
- Popular Convenient Location

PRICE Offers Around £159,950

Positioned within a popular convenient location within close proximity to schools, shops and public transport. This well presented semi detached comprises 3 bedrooms, 1+ reception, and modern shaker style kitchen. Externally there are private well maintained gardens and private driveway for off street parking. Suited to a variety of purchasers. An early viewing is recommended.

>Sales >New Homes >Commercial >Rentals >Mortgages

Antrim
12 Church Street
BT41 4BA
Tel: (028) 9446 6777

Ballyclare
51 Main Street
BT39 9AA
Tel: (028) 9334 0726

Glengormley
9A Ballyclare Road
BT36 5EU
Tel: (028) 9083 0803

ACCOMMODATION

GROUND FLOOR

PVC Double glazed front door with matching side screen into well presented entrance hall. Under stair storage cupboard. Hard wood flooring extending into:

LOUNGE 13'9" x 13'1"

Attractive feature fireplace with electric fire. Picture style window. French doors into dining room.

MODERN SHAKER FITTED KITCHEN 12'1" x 10'2"

Equipped with a comprehensive range of high and low level fitted units with contrasting work surfaces and breakfast bar style return. Single drainer stainless steel sink unit with swan neck tap. Integrated oven with separate four ring electric hob and overhead extractor fan housed in stainless steel canopy. Integrated fridge freezer and dishwasher. Plumbed for washing machine. Space for free standing tumble dryer. Laminate strip flooring. Part tiled walls. PVC double glazed door to rear garden.

DINING ROOM 10'2" x 8'2"

Quality hard wood flooring.

FIRST FLOOR

Access to roof space. Shelved storage cupboard.

BEDROOM 1 13'9" x 9'2"

Picture style window.

BEDROOM 2 10'2" x 8'2"


BEDROOM 3 10'2" x 6'6"

MODERN FAMILY BATHROOM

Comprising button flush WC. Wash hand basin with vanity unit and mono bloc tap. Panel bath with glass shower screen and electric shower unit. Fully tiled walls. tiled floor. PVC Panelled ceiling with recessed lighting.

OUTSIDE

Neat well maintained garden to front laid in lawn. Driveway to side for off street parking. Private enclosed garden to rear laid in neat lawn with paved walkways. Screened by perimeter fence.

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	

IMPORTANT NOTE TO ALL PURCHASERS: We have not tested any of the systems or appliances at this property.



Country Estates (N.I.) Ltd. for themselves and the Vendors of this property whose agents are, give notice that:

These particulars do not constitute any part of an offer or contract

All statements contained in these particulars as to this property are made without responsibility on the part of Country Estates (N.I.) Ltd. or the vendor

None of the statements contained in these particulars as to this property are to be relied on as statements or representations of fact

Any intending purchaser must satisfy himself or otherwise as to the correctness of the statement contained in these particulars

The vendor does not make or give, and neither Country Estates (N.I.) Ltd. nor any person in their employment, has any authority to make or give representation or warranty whatever in relation to this property.