

14 Knockenagh Walk, Newtownabbey, BT36 6BW



- Mid Terrace
- 3 Bedrooms
- 1 Reception
- Modern Fitted Kitchen with Casual Dining Aspect
- White Bathroom Suite
- Gas fired Central Heating
- PVC Double Glazing
- Private Enclosed Garden to Rear
- Popular Convenient Residential Location
- Priced to Allow for Some Modernisation

PRICE Offers Over £79,950

Positioned within a popular convenient location within close proximity to schools shops and public transport. The accommodation briefly comprises three bedrooms, one reception, kitchen with dining aspect and first floor bathroom. Priced to allow for some modernisation. 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 front door with double glazed sunlight into entrance hall.

LOUNGE 14'5" x 12'5"

MODERN FITTED KITCHEN 11'9" x 9'10"

Equipped with a comprehensive range of high and low level fitted units, in gloss white finish, with contrasting work surfaces. One and a half bowl single drainer stainless steel sink unit with monobloc tap. Space for free standing cooker with over head extractor fan housed in stainless steel canopy. Plumbed for washing machine. Space for free standing fridge freezer. Part tiled walls.

DINING ASPECT 9'10" x 3'3"

PVC double glazed door to rear garden.

FIRST FLOOR

Shelved hot press cupboard.

BEDROOM 1 10'5" x 9'10"

Laminate flooring. Built in storage cupboard.

BEDROOM 2 11'9" x 8'10"

Laminate flooring. Built in storage cupboard.

BEDROOM 3 7'10" x 7'6"

Laminate flooring. Built in storage cupboard.


BATHROOM

Comprising panel bath, pedestal wash hand basin with monobloc tap and button flush WC. Tiled floor. Tiled walls.

OUTSIDE

Garden to front laid in lawn with paved walkway to front door.

Private enclosed, hard landscape garden to rear, screened by perimeter fence. Communal parking

Energy Efficiency Rating		
	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
<i>Not energy efficient - higher running costs</i>		
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.