

7 COTTONMOUNT MANOR

Sealstown Road
Newtownabbey BT36

- Semi Detached Villa
- 3 Beds Master Ensuite
- Lounge
- Modern Fitted Kitchen
- White Bathroom Suite
- PVC Double Glazing
- Driveway & Gardens

| Energy Efficiency Rating | | Current | Potential |
|---|--|-------------------------|-----------|
| Very energy efficient - lower running costs | | | |
| (92 plus) A | | 83 | |
| (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 | |

£195,000

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ACCOMMODATION COMPRISES

GROUND FLOOR

ENTRANCE HALL

Tiled floor, cloaks cupboard, under stairs storage

FURNISHED CLOAKROOM

Pedestal wash hand basin, low flush wc, tiled floor

LOUNGE

12'4" x 11'6" (3.76m" x 3.51m")
Wood laminate flooring

KITCHEN

19'8" x 10'8" (5.99m" x 3.25m")
Fitted kitchen with range of high and low level units, formica worktop, stainless steel basin and a

half sink unit, stainless steel oven, four ring hob, stainless steel extractor fan, integrated fridge / freezer, gas boiler, partly tiled walls, tiled floor, pvc double glazed double doors to garden

FIRST FLOOR

LANDING

Access to roofspace

BEDROOM 1

11'2" x 9'1" (3.40m" x 2.77m")
Wood laminate flooring

ENSUITE

Semi pedestal wash hand basin, low flush wc, enclosed shower cubicle, partly tiled walls, tiled floor

BEDROOM 2

11'4" x 8'9" (3.45m" x 2.67m")

BEDROOM 3

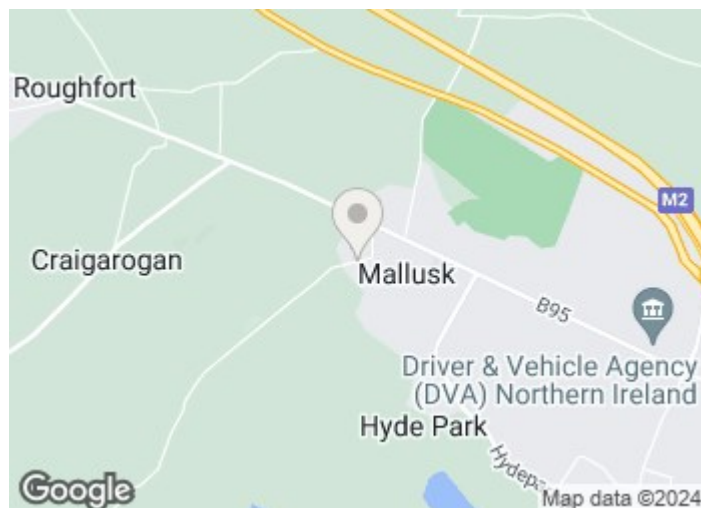
10'8" x 7'11" (3.25m" x 2.41m")

BATHROOM

Vanity unit, low flush wc, panelled bath, glass screen, shower above, partly tiled walls, chrome towel radiator

OUTSIDE

Tarmac driveway to front with additional visitor parking
Fully enclosed garden to rear in lawn with paved patio area

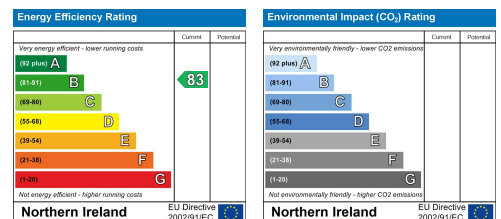


Directions



Floor Plan

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