

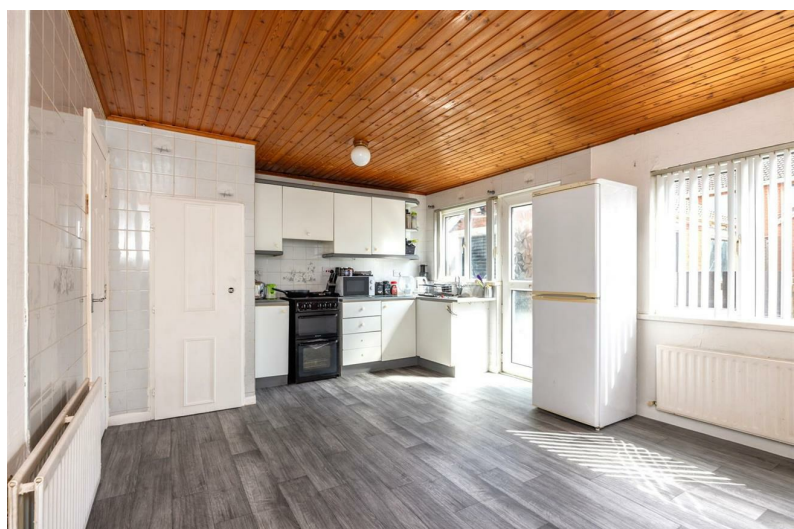


8 Dorchester Park, Newtownabbey, BT36 5PF

- Semi Detached Home
- Lounge; Open Fire
- Fully Tiled Bathroom; White Suite
- Private Driveway
- Low Maintenance Garden
- Three Well-Proportioned Bedrooms
- Kitchen Through Dining Room
- Gas Heating; PVC Double Glazing
- Large, Matching Detached Garage
- Ideal First Time Buy / Buy To Let

Offers Over £139,950

EPC Rating E



8 Dorchester Park, Newtownabbey, BT36 5PF



PROPERTY DESCRIPTION

ACCOMMODATION

ENTRANCE PORCH

PVC double glazed front door. Tiled floor. PVC double glazed door with matching side screen, leading to:

LOUNGE 16'6" x 12'9" (wps)

Open fire in tiled fireplace with timber surround. Stairwell to first floor.

KITCHEN THROUGH DINING ROOM 16'6" x 12'2" (wps)

Fitted kitchen with range of high and low level storage units with contrasting, granite effect, melamine work surface. Stainless steel sink unit with draining bay. Cooker point with extractor hood over. Splashback tiling to walls. PVC double glazed door to rear garden.



FIRST FLOOR

LANDING

Access to store with gas fired central heating boiler. Access to roof space.

BEDROOM 1 12'9" x 9'9"

BEDROOM 2 12'2" x 9'10"

BEDROOM 3 7'9" x 7'9"

FULLY TILED BATHROOM

White, three piece suite comprising panelled bath, pedestal wash hand basin and WC. Electric shower and glass shower screen over bath.

EXTERNAL

Double gates leading to private driveway, finished in tarmac and stone.

Double gates leading to further driveway area, finished in tarmac and concrete.

Low maintenance, fully enclosed rear garden, finished in paving and brick pavior.

Outside tap.

External lighting.

LARGE MATCHING DETACHED GARAGE

22'3" x 11'2"

Power operated, roller shutter door. Service door to rear garden. Power and light.

IMPORTANT NOTE TO ALL POTENTIAL PURCHASERS

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.





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Three bedroom semi detached home with matching detached garage, situated within the popular Dorchester area of Glengormley, Newtownabbey.

The property comprises entrance porch, lounge, kitchen through dining room, three well-proportioned bedrooms, and fully tiled bathroom with white three piece suite.

Externally, the property enjoys private driveway, large, detached garage, and fully enclosed, low maintenance rear garden.

Other attributes include gas heating, PVC double glazing and convenient location. Ideal first time buy / buy to let investment alike.

Early viewing highly recommended to avoid disappointment.



Energy Efficiency Rating

	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		70
(55-68) D		
(39-54) E	45	
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
Northern Ireland	EU Directive 2002/91/EC	

Agents Note: Whilst every care has been taken to prepare these sales particulars, they are for guidance purposes only. All measurements are approximate and for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers are advised to recheck the measurements

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