



ULSTER PROPERTY SALES

# UPS

## Carrickfergus Branch

8 Market Place, Carrickfergus, County  
Antrim, BT38 7AW

**028 9336 5986**

carrickfergus@ulsterpropertysales.co.uk

NETWORK STRENGTH – LOCAL KNOWLEDGE

# 36 SALIA AVENUE CARRICKFERGUS BT38 8NG



This superb terraced house boasts spacious well appointed accommodation comprising three bedrooms lounge, kitchen diner and family bathroom. Presented to a high standard throughout with a westerly facing enclosed garden, viewing is essential.

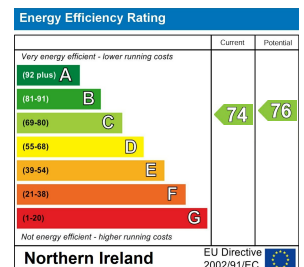
### Mid terrace house

- Three bedrooms all with built in wardrobes
- Lounge with wood flooring and feature electric fire
- Contemporary high gloss kitchen units
- Built in double oven, hob and stainless steel chimney style extractor
- White bathroom suite
- Double glazed windows in pvc frames
- Gas heating system
- enclosed rear garden laid to patio
- Rear garden enjoys a westerly aspect
- Convenient to Carrickfergus town centre and transport like
- Ideal first time buy or investment property
- Well presented throughout
- Viewing essential

## Offers Around £114,950

**Tenure: Leasehold**

**Viewing: Please contact Carrickfergus Branch Tel: 028 9336 5986**



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PRS Property Redress Scheme

OFT Approved code

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### **Entrance Hall**

Double glazed door, radiator, door to living room

### **Living Room**

Double glazed window to front aspect, radiator, laminate wood flooring, door to kitchen

### **Kitchen**

Double glazed window and door to rear aspect, excellent range of high gloss grey units with wood effect worktops, inset stainless steel sink and drainer with mixer tap over, built-in double oven, four ring ceramic hob with stainless steel chimney style extractor fan over, plumbed for washing machine, storage cupboard

### **Stairs & Landing**

Access to loft space, storage cupboard incorporating gas boiler, doors to

### **Bedroom one**

Double glazed window to rear aspect, built-in wardrobe, radiator

### **Bedroom two**

Double glazed window to front aspect, built-in wardrobe, radiator, laminate wood flooring

### **Bedroom three**

Double glazed window to front aspect, built-in wardrobe, radiator

### **Bathroom**

Double glazed window to rear aspect, white suite comprising low flush Wc, pedestal sink and enclosed bath

### **Gardens and Grounds**

At the rear of the property there is a fully enclosed garden laid to paving whilst at the front a garden laid to paving

### **Floor plans**

THINKING OF SELLING ?  
ALL TYPES OF PROPERTIES REQUIRED  
CALL US FOR A FREE NO OBLIGATION VALUATION

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

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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