

ULSTER PROPERTY SALES

# UPS

**DONAGHADEE BRANCH**

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NETWORK STRENGTH - LOCAL KNOWLEDGE



**130 MAIN STREET,  
CARROWDORE, NEWTOWNARDS,**

**OFFERS AROUND £130,000**



This charming semi-detached house is situated in a quiet cul-de-sac off the Main Street in Carrowdore, Newtownards. The property boasts a bright living room, open-plan kitchen and dining area ideal for entertaining guests. With three bedrooms, including master bedroom with built-in storage, this home provides ample space for comfortable living.

The outside offers an enclosed rear garden, and an easy to maintain stoned front garden. Situated within walking distance of local amenities, schools, and main arterial routes, this home offers both convenience and tranquillity in one desirable package.

Don't miss the opportunity to make this lovely house your new home in Carrowdore !



## Key Features

- Spacious Semi Detached Property Located In A Quiet Cul-De-Sac Within Walking Distance Of Carrowdore Village
- Bright Living Room, Open Plan Kitchen/Dining Room
- Three Bedrooms, Master With Built In Storage
- Family Bathroom And Downstairs W/C Comprising Of White Suite
- Oil Fired Central Heating And Double Glazed Windows
- Enclosed Rear Garden And Stoned Front Garden
- Close To Local Amenities, Schools And Main Arterial Routes
- Early Viewing Recommended



## Accommodation Comprises

### Porch

Wood effect laminate flooring.

### Living Room

14'10" x 14'11"

Wood effect laminate flooring, storage under the stairs and additional built in storage.

### W/C

White suite comprising, pedestal wash hand basin with mixer tap and tile splashback, low flush w/c.

### Kitchen/Dining Room

14'9" x 17'11"

Range of high and low level units, laminate effect work surfaces, single stainless steel sink with mixer tap and drainer, space for range cooker, space for washing machine, space for fridge/freezer, black extractor hood, partially tiled walls, space for dining, patio door into rear garden.

### First Floor

### Landing

### Bedroom 1

11'3" x 12'4"

Double bedroom with built in storage.

### Bedroom 2

7'6" x 11'11"

Double bedroom with recessed spotlights.

### Bedroom 3

6'11" x 12'11"

### Bathroom

White suite comprising, panelled bath with mixer tap, walk in, wall mounted over shower, sliding glass doors, vanity unit with mixer tap and storage, low flush w/c, partially tiled walls.

### Outside

Front - Stoned area, two allocated parking spaces.  
Rear - Fully enclosed rear, area in stones, oil fired boiler, oil fired tank, outside tap and outside light, decked step to patio doors, gate for bin access.





Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.  
Plan produced using PlanUp.

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D		63	73
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
Northern Ireland		EU Directive 2002/91/EC	

Questions you may have. Which mortgage would suit me best?

How much deposit will I need? What are my monthly repayments going to be?

To answer these and other mortgage related questions contact our mortgage advisor on 028 9188 8000.

Your home may be repossessed if you do not keep up repayments on your mortgage.

**We DO NOT charge for initial mortgage consultations. We may charge a fee on completion depending on circumstances. Our typical fee is £250, however, please confirm with Mortgage Consultant at time of appointment.**

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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