



2 Mill Row, Doagh, BT39 0PN

- Recently Refurbished Mid Terrace
- Lounge; Dining Area
- Deluxe Bathroom
- Double Glazing
- Convenient, Village Location
- Two Well Proportioned Bedrooms
- Separate Modern Fitted Kitchen
- Oil Heating
- Low Maintenance Gardens
- Ideal First Time Buy / Buy To Let

Offers Over £94,950
EPC Rating





PROPERTY DESCRIPTION

ACCOMMODATION

LOUNGE 12'1" x 11'10"

PVC double glazed front door. Focal point fireplace. Open arch leading to dining area.

DINING AREA 11'11" x 7'2"

Access to under stairs store.

KITCHEN 12'7" x 11'0" (wps)

Modern fitted white high gloss kitchen with range of high and low level storage units with contrasting granite effect melamine work surface. Stainless steel 1.5 bowl sink unit with draining bay. Integrated ceramic hob with extractor hood over. Integrated oven. Space for fridge freezer. Plumbed and space for washing machine. Splash back tiling to walls. Tiled floor. Stairwell to first floor. PVC double glazed door to rear garden.



FIRST FLOOR

LANDING

Access to shelved hot press. Separate walk in store and roof space.

BEDROOM 1 10'7" x 10'5"

Built in wardrobe.

BEDROOM 2 11'0" x 9'3" (wps)

Built in wardrobe.

DELUXE BATHROOM

Contemporary white three piece suite comprising panelled bath, vanity unit and WC. Thermostat controlled mains shower unit with drench shower head. Folding shower screen over bath. Part tiling to walls. Tiled floor.

EXTERNAL

Low maintenance front garden finished in brick pavior. Low maintenance rear garden finished in stone and patio area.

Oil fired central heating boiler.

PVC oil storage tank.

Outside tap.

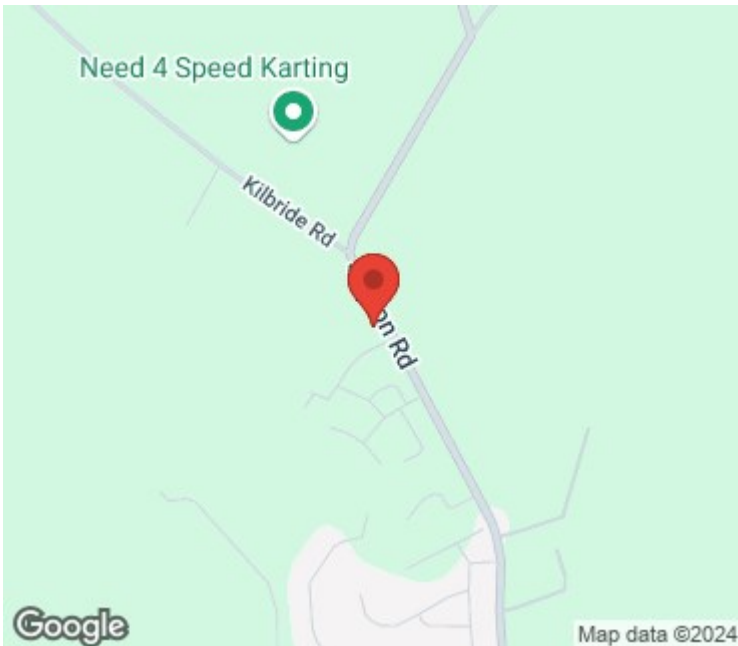
External lighting.

GARDEN STORE / WORKSHOP 10'5" x 10'2"

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.





Recently refurbished two bedroom mid terrace property, conveniently located in Doagh village, Ballyclare.

The property comprises lounge, open arch to dining area, separate modern fitted kitchen, two well proportioned bedrooms, and deluxe bathroom with contemporary white three piece suite.

Externally, the property enjoys low maintenance gardens front and rear.

Other attributes include oil heating and double glazing.

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		
(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	

Agents Note: Whilst every care has been taken to prepare these sales particulars, they are for guidance purposes only. All measurements are approximate and are 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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