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# CARSON STREET, LARNE OFFERS OVER £79,950

A recently modernised Town centre property priced to sell - early viewing highly recommended

Well presented modernised Mid Terrace New kitchen Good size Lounge Two bedrooms Modern bathroom suite Gas heating Great house in a fantastic town location Minutes walk to Main street Easy access to bus / trains etc

#### **Entrance hall**

Grey laminate wooden floor

#### Living room

w: 2.97m x I: 6m (w: 9' 9" x I: 19' 8")

Great sized room. Grey laminate wood flooring.

#### Kitchon

w: 2.66m x I: 3.62m (w: 8' 9" x I: 11' 11")

Newly installed kitchen - excellent range of grey gloss high and low level units. Space for fridge freezer and space for a dishwasher. Four ring hob with electric oven and extractor over. White PVC door leading to rear yard

#### Landing

Access to cupboard with gas boiler.

#### Bedroom 1

w: 2.67m x I: 3.6m (w: 8' 9" x I: 11' 10")

#### Bedroom 2

w: 2.09m x l: 3.34m (w: 6' 10" x l: 10' 11")

Access to attic, closet and eye level storage cupboard.

#### **Bathroom**

w: 1.91m x l: 1.69m (w: 6' 3" x l: 5' 7")

Modern suite comprising low flush WC, pedestal hand wash basin, and bath with a glass shower screen.

#### Outside

Enclosed rear yard

PLEASE NOTE: We have not tested any appliances or systems at this property. Every effort has been taken to ensure the accuracy of the details provided and the measurements and information given are deemed to be accurate however all purchasers should carry out necessary checks as appropriate and instruct their own surveying/ legal representative prior to completion.

















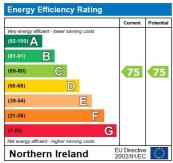












The energy efficiency rating is a measure of the overall efficiency of a home. The higher the rating the more energy efficient the home is and the lower the fuel bills will be.

