

9 BASHFORD PARK ROAD

Carrickfergus BT38 7FR

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B	82	82
(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	

Offers Around £239,950

9 Bashford Park Road , Carrickfergus, BT38 7FR



This well-presented detached home, constructed in 2022, offers a contemporary design within a modern development, making it an excellent choice for a firsthand second time buyers.

The property features on the first floor three generously sized bedrooms, including a master with an en suite shower room finished with stylish ceramic brick tile splashbacks while on the ground floor the spacious 15'7 lounge benefits from a bay window and feature wood paneling, adding character to the space. An impressive open-plan kitchen, measuring 22'4 x 18'6, throughout, this home is ready to move seamlessly connects to the family and dining area, featuring an excellent range of Shaker-style high and low-level units, as well as integrated appliances,

including a fridge freezer, dishwasher, oven, hob, and extractor. Double doors lead from the family room to the enclosed rear garden, which enjoys a westerly aspect.

Practical touches such as matching tiling throughout the entrance hall, kitchen, and family room, a downstairs WC, and a family bathroom with a floating sink and P-style bath further enhance the home's appeal. The property is complete with gas heating, uPVC double glazing, and a driveway providing off-road parking for two to three cars.

Offering excellent presentation into, and viewing is essential.

New to the market... Further details and

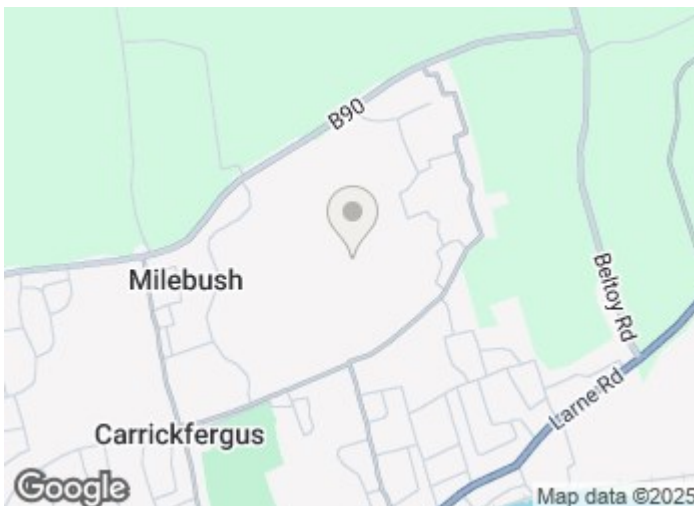
measurements to follow

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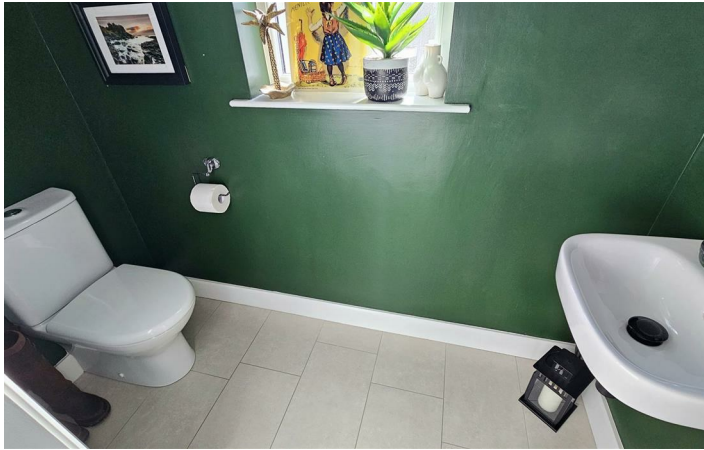
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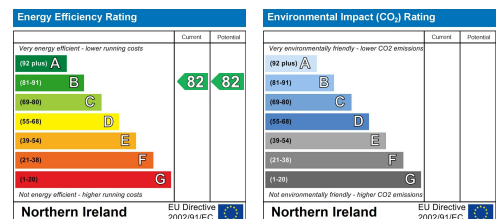


Directions



Floor Plan

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