

18 Downpatrick Green, Newtownabbey, BT37 0JG

For Sale
Offers Over
£91,950

This recently renovated property has been finished to a very high standard. The property will appeal to a variety of purchasers from first time buyers to investors. The current owner has invested both time and money to create a home you can simply move in and enjoy! With gas fired central heating and double glazing, a modern fitted kitchen and bathroom we can recommend with great confidence.



Energy Efficiency Rating C.

T: 028 9080 0000





Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C	74 c	76 c
55-68	D		
39-54	E		
21-38	F		
1-20	G		

- Mid terraced property in popular residential area
- 3 bedrooms with laminate wooden flooring
- Lounge with electric fire
- Brand new fitted high gloss kitchen with new built in appliances
- Brand new white bathroom suite with thermostatically controlled shower
- Double glazing in uPVC frames
- New gas fired central heating (installed 2021)
- Luxury paving to the rear of the property



GROUND FLOOR

RECEPTION HALL

uPVC front door

LOUNGE

14' 3" x 13' 9" (4.34m x 4.19m)

KITCHEN/DINING AREA

17' 0" x 10' 1" (5.18m x 3.07m)

Modern high and low level units, round edge work surfaces, stainless steel sink unit with mixer tap, built in Beko hob, built in Beko oven, stainless steel extractor fan, built in Beko fridge and freezer, plumbed for washing machine, plumbed for dishwasher, downlighters. Casual dining area, downlighters. Understair storage. uPVC door to rear

FIRST FLOOR

LANDING

Linen cupboard with Ideal gas boiler

BEDROOM 1

10' 8" x 10' 3" (3.25m x 3.12m)

Built in wardrobe, laminate wooden flooring

BEDROOM 2

11' 11" x 8' 8" (3.63m x 2.64m)

Laminate wooden flooring, built in wardrobe

BEDROOM 3

9' 4" x 8' 2" (2.84m x 2.49m) At max including built in wardrobe

BATHROOM

Modern white bathroom suite, low flush WC, pedestal wash hand basin, panelled bath with controlled shower, uPVC wall tiling, extractor fan

OUTSIDE

Front: In garden

Rear: In paved patio area, water tap.



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Integrity
Respect**

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As a local, family-owned business we are proud to serve our clients and community.

**Please
call in or
contact us
for any
advice**

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