

19 Hedgelea Park, Newtownabbey, BT37 0WH

For Sale
Offers Over
£244,950

This is a tastefully presented detached property is the highly regarded Hedgelea development off the Old Carrick Road. The current owners have upgraded and decorated an already modern home into something that you just can literally move in and enjoy. Benefiting from gas fired central heating, the property will offer relatively low running costs for whoever purchases. Early viewing is advised.



Energy Efficiency Rating D.

T: 028 9080 0000





Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C		70 C
55-68	D	66 D	
39-54	E		
21-38	F		
1-20	G		

- Red brick detached property in popular residential area
- 3 Bedrooms (master bedroom with ensuite shower room)
- Lounge with laminate wood flooring through to sunroom
- Luxury fitted kitchen with Corian work surfaces
- Luxury white bathroom suite
- Gas fired central heating
- Double glazing in uPVC frames
- Downstairs cloaks with low flush WC and wall hung wash hand basin
- Detached garage



GROUND FLOOR

RECEPTION HALL

Laminate wood flooring

CLOAKS

Low flush WC, wall hung wash hand basin, tiling, laminate wood flooring

LOUNGE

17' 11" x 10' 1" (5.46m x 3.07m)

Laminate wood flooring

SUNROOM

10' 9" x 9' 9" (3.28m x 2.97m)

Laminate wood flooring, uPVC door to rear

KITCHEN

17' 10" x 9' 4" (10'1" at max) (5.44m x 2.84m)

Luxury fitted kitchen with range of high and low level units, Corian work surfaces, stainless steel sink unit with mixer tap and drainer, space for Range cooker, extractor fan, built in fridge, downlighters, casual living/dining area, wired for Virgin multi room TV

FIRST FLOOR

Landing

BEDROOM (1)

13' 6" x 10' 0" (4.11m x 3.05m)

ENSUITE

Low flush WC, pedestal wash hand basin, walk in shower unit with rain shower, laminate wood flooring, heated towel rail, downlighters, extractor fan

BEDROOM (2)

10' 9" x 10' 1" (at max) (3.28m x 3.07m)

Including built in sliderobes

BEDROOM (3)

7' 2" x 6' 9" (2.18m x 2.06m)

LUXURY WHITE BATHROOM SUITE

Roll top bath with mixer tap and hand shower, low flush WC, pedestal wash hand basin, laminate wood flooring, heated towel rail, linen cupboard

OUTSIDE

Front in lawn

Side in driveway

Rear in neat lawn, paving and stones

GARAGE

18' 3" x 10' 8" (5.56m x 3.25m)

Gas boiler



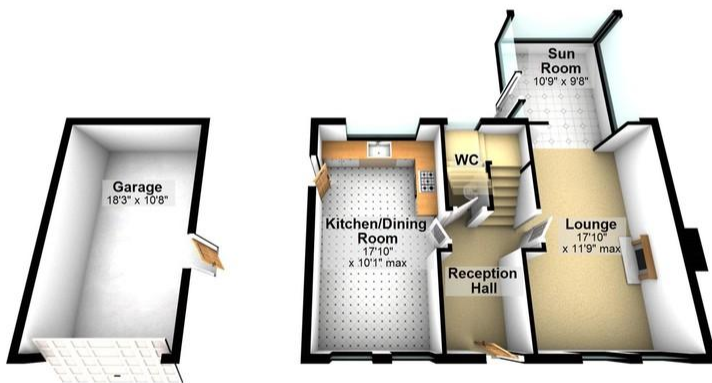




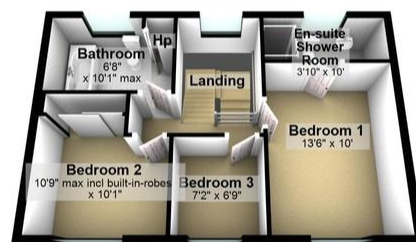




Ground Floor



First Floor



McMillan

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Our enthusiasm, commitment, energy and professionalism have helped us achieve our position and excellent reputation in the market.

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

Please
call in or
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for any
advice

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