

27 Vandyck Gardens, Newtownabbey, BT36 7HQ

For Sale
Offers Over
£89,950

Attention investors and first time buyers! An excellent opportunity to purchase this deceptively spacious end terraced property located just off the Whitewell Road where homes experience high demand. The property is well presented throughout and we encourage early viewing to avoid disappointment.



Energy Efficiency Rating F.

T: 028 9080 0000





Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C		
55-68	D		57 D
39-54	E		
21-38	F	23 F	
1-20	G		

- End terrace with double storey extension
- 2 Double bedrooms
- Lounge with feature fireplace
- Modern high gloss fitted kitchen
- Deluxe white bathroom suite
- Double glazing in uPVC frames
- Oil fired central heating
- Ideal first time buy or investment opportunity



GROUND FLOOR

ENTRANCE HALL

uPVC front door

LOUNGE

11' 10" x 11' 1" (plus recess) (3.61m x 3.38m)
Feature marble fireplace, solid wood flooring, under stair storage

KITCHEN

13' 8" x 7' 0" (4.17m x 2.13m)
Range of high gloss high and low level units, round edge work surfaces, single drainer stainless steel sink unit with mixer taps, vegetable sink, cooker point, stainless steel extractor fan and canopy, plumbed for dish washer, wall tiling, ceramic tiled flooring, integrated fridge/freezer, integrated washer/dryer

REAR HALL

Spacious walk in storage cupboard

PLAYROOM/HOME OFFICE/POSSIBLE BEDROOM 3

11' 6" x 5' 9" (3.51m x 1.75m)
Wired for wall lights, ceramic tiled flooring, access to rear

FIRST FLOOR

LANDING

Recessed downlighters, fixed staircase to: Floored roofspace (no building control or planning permission), eaves storage, velux window

BEDROOM (1)

11' 6" x 10' 2" (3.51m x 3.1m)
Laminate wood flooring

BEDROOM (2)

10' 3" x 9' 3" (plus recess) (3.12m x 2.82m)
Plus hot press with copper cylinder

BATHROOM

Modern white suite comprising corner bath, telephone hand held shower, low flush WC, ceramic sink with built in storage, PVC panelled walls and ceiling, ceramic tiled flooring

OUTSIDE

Paved to front
Enclosed yard to rear
PVC oil storage tank
Boiler house with oil fired boiler
Outside light and tap



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Please
call in or
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for any
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