



Tullynewbank Road, Glenavy,
Crumlin, County Antrim, BT29

Asking Price: £345,000
Freehold

reedsrains.co.uk

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Council Tax Band:

EPC Rating: TBC

Charming 3-bedroom detached bungalow nestled in a tranquil rural setting. This modern property boasts a spacious garden and off-street parking. Don't miss this opportunity to own your dream home in the countryside.

Entrance Hall

Living Room

14'5" x 13'1" (4.4m x 4m)

Feature fireplace, tiled flooring.

Sun Room

17'2" x 12'2" (5.23m x 3.7m)

Feature wood burning stove, tiled flooring, patio doors to rear

Kitchen/ Dining

17'2" x 13' (5.23m x 3.96m)

Extensive range of high and low level units, laminate work tops, single drainer stainless teel sink unit, range cooker, island unit, wall and floor tiling.

WC

Low level WC, wash basin.

Rear Hall/ Utility

Range of units, plumbed for washing machine.

Bedroom 1

19'7" x 10'7" (5.97m x 3.23m)

Free standing bath, tiled flooring, shower unit.

Bedroom 2

14'5" x 9'3" (4.4m x 2.82m)

Built-in robes

Bedroom 3

12' x 9'3" (3.66m x 2.82m)

Bathroom

Family bathroom suite, panelled , bath, wash handbasin, low level WC, separate shower cubicle, wall and floor tiling.

Garage/ Work Shop

41'3" x 17'7" (12.57m x 5.36m)

Double doors.

Outside

Extensive side car parking area, paved patio, decked area, pergola, impressive neat lawns, plants. trees and shrubs. Oil storage tank, oil fired boiler.

Note To Purchasers

CUSTOMER DUE DILIGENCE As a business carrying out estate agency work, we are required to verify the identity of both the vendor and the purchaser as outlined in the following: The Money Laundering, Terrorist Financing and Transfer of Funds (Information on the Payer) Regulations 2017 - <https://www.legislation.gov.uk/ukxi/2017/692/c> ontents

To be able to purchase a property in the United Kingdom all agents have a legal requirement to conduct Identity checks on all customers involved in the transaction to fulfil their obligations under Anti Money Laundering regulations. We outsource this check to a third party and a charge will apply of £20 + Vat for each person.

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All Measurements are Approximate.

Laser Tape Clause
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Floorplan Clause
Measurements are approximate. Not to Scale. For illustrative purposes only.

For full EPC please contact the branch.

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