



## 54 Fernagh Parade Whiteabbey, Newtownabbey, BT37 0BW

**Offers Around  
£119,950**

We are delighted to offer for sale this attractive and extremely well presented end terrace property which is located in a cul-de-sac within a popular residential area just off the Station Road, and will appeal to the young buyer seeking their first home.

Inside the accommodation comprises: entrance hall, lounge with feature mock fireplace and open to a luxury fitted kitchen / dinner with a range of built in appliances and access to rear.

Upstairs there are 3 bedrooms, all with built in storage and a separate modern bathroom with white suite.

Other benefits include PVC double glazing and gas heating.

Outside there is a garden to front and a fully enclosed garden to rear in lawn with paved patio area.

Early viewing recommended !!

# 54 Fernagh Parade

Whiteabbey, Newtownabbey, BT37 0BW



- End Terrace
- 3 Bedrooms
- Lounge
- Luxury Kitchen / Diner
- Modern White Bathroom
- Pvc Double Glazing
- Gas Heating
- Cul De Sac Position

## ACCOMMODATION COMPRISES:

### GROUND FLOOR

#### ENTRANCE HALL

Pvc double glazed front door, wood laminate flooring.

#### LOUNGE

Feature mock fireplace with tiled hearth and mantle. Wood laminate flooring, radiator.

#### KITCHEN / DINER

Luxury range of high and low level fitted units with Formica worktops, stainless steel single

drainer sink unit, built in stainless steel under oven, ceramic hob and stainless steel extractor fan, plumbed for washing machine, integrated fridge / freezer, partly tiled walls, radiator, pvc double glazed back door.

### FIRST FLOOR

#### LANDING

Radiator, access to roofspace.

#### BEDROOM 1

Built in storage, radiator.

#### BEDROOM 2

Built in storage, radiator.

#### BEDROOM 3

Built in storage, radiator.

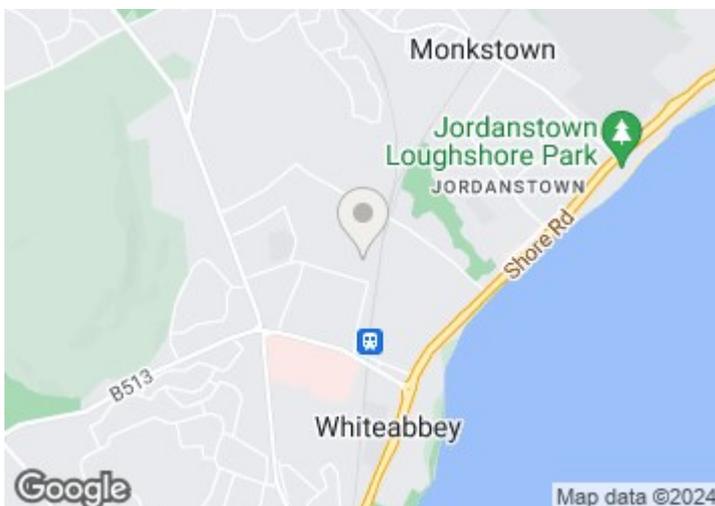
### BATHROOM

Modern white suite comprising: panelled bath with Thermostatic shower above, pedestal wash hand basin and low flush W.C. Partly pvc panelled walls, radiator.

### OUTSIDE

Garden to front.

Fully enclosed garden to rear in lawn with paved patio area.



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) <b>A</b>		
(81-91) <b>B</b>		
(69-80) <b>C</b>	70	74
(55-68) <b>D</b>		
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
Not energy efficient - higher running costs		
<b>Northern Ireland</b>	EU Directive 2002/91/EC	



**\*\*Please note that the any services, heating systems or appliances have not been tested, and no warranty can be given or implied as to their working order\*\***

Questions you may have.

WHICH MORTGAGE WILL SUIT ME BEST?

HOW MUCH DEPOSIT WITH I NEED?

WHAT ARE MY MONTHLY REPAYMENTS GOING TO BE?

To answer these and other mortgage related questions contact 02890833295. Your home may be repossessed if you do not keep up your repayments on your mortgage.

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