



24 Church Drive Glengormley, Newtownabbey, BT36 6EX

**Offers Around
£164,950**

We are delighted to offer for sale this attractive and well presented semi detached villa which is located in a cul de sac in a very popular residential area just off the Antrim Road, Glengormley and will ideally suit the young buyer seeking their first home.

Inside the accommodation comprises; entrance porch, entrance hall with wood laminate flooring, lounge with hole in wall style fireplace and wood laminate flooring, dining room with pvc double glazed sliding patio doors to rear and open to a cream high gloss modern fitted kitchen / diner with built in oven & hob and integrated appliances.

Upstairs there are three bedrooms and a modern shower room.

Other benefits include PVC double glazing and oil heating.

Outside there is a brick paved driveway, brick paved area to front and fully enclosed paved patio area to rear with steps to a further patio area.

Early viewing recommended !!

24 Church Drive

Glengormley, Newtownabbey, BT36 6EX



- Semi Detached Villa
- 3 Bedrooms
- 2 Reception Rooms
- Modern Kitchen
- Shower Room
- PVC Double Glazing
- Oil Heating
- Detached Garage

ACCOMMODATION COMPRISES

GROUND FLOOR

ENTRANCE PORCH

Pvc double glazed front door, tiled floor

ENTRANCE HALL

Wood laminate flooring, radiator

LOUNGE

14'1" x 11'11" at widest (4.29m" x 3.63m" at widest)

Hole in wall style fireplace with slate surround, wood laminate flooring, two radiators

DINING ROOM

10'2" x 8'10" at widest (3.10m" x 2.69m" at widest)

Wood laminate flooring, radiator, pvc double glazed sliding patio doors to rear, open to kitchen

KITCHEN

11'9" x 6'10" (3.58m" x 2.08m")
Modern range of cream high gloss high and low level units, formica worktop, stainless steel single drainer sink unit, built in double oven, ceramic hob, extractor fan, integrated fridge / freezer and dishwasher, plumbed for washing machine, partly tiled walls, wood laminate flooring, breakfast bar

FIRST FLOOR

LANDING

BEDROOM 1

12'5" x 8'5" (3.78m" x 2.57m")
Built in mirror sliding robes, radiator

BEDROOM 2

10'3" x 8'7" (3.12m" x 2.62m")

BEDROOM 3

9'4" x 6'10" at widest (2.84m" x 2.08m" at widest)
Radiator

SHOWER ROOM

Chrome shower cubicle, electric shower, semi pedestal wash hand basin, low flush wc, fully pvc panelled walls, chrome heated towel radiator

OUTSIDE

Brick paved driveway
Bark paved garden to front
Fully enclosed paved patio area at rear with steps to a feature paved patio area
Outhouse with oil boiler, oil tank
Detached garage, up and over door, light & power



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F	22	38
(1-20) G		
Not energy efficient - higher running costs		
Northern Ireland		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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