



10 Hedgelea Road Old Carrick Road, Newtownabbey, BT37 0WL

Price £170,000

PUBLIC NOTICE

10 Hedgelea Road, Newtownabbey BT37 0WL

We are acting in the sale of the above property and have received an offer of £170,000 (one hundred and seventy thousand pounds). Any interested parties must submit any higher offers in writing to the selling agent before an exchange of contracts takes place. EPC Rating: 65/71

We are delighted to offer for sale this attractive mid townhouse which is located in a very popular development just off the Old Carrick Road and will suit a variety of purchaser.

Inside the accommodation comprises; entrance hall, lounge with inset gas fire and solid oak flooring and a fitted kitchen / diner with built in oven & hob and PVC double glazed double doors to rear.

On the first floor there are 2 bedrooms and a modern bathroom with white suite.

On the second floor is the master bedroom with ensuite.

Other benefits include PVC double glazing and gas heating.

Outside there is access at rear for parking, garden to front in lawn and fully enclosed pebbled garden rear with raised decking area.

Early viewing recommended !!

10 Hedgelea Road

Old Carrick Road, Newtownabbey, BT37 0WL



- Mid Townhouse
- Fitted Kitchen / Diner
- Gas Heating
- 3 Beds Master Ensuite
- White Bathroom Suite
- Popular Location
- Lounge
- PVC Double Glazing

ACCOMMODATION COMPRISES

GROUND FLOOR

ENTRANCE HALL

Tiled floor, radiator

LOUNGE

15'11" x 13'6" at widest (4.85m" x 4.11m" at widest)

Inset gas fire, solid oak flooring, radiator, under stairs storage

KITCHEN / DINER

17'0" x 9'9" (5.18m" x 2.97m")

Range of high and low level units, formica worktop, basin 1/2 stainless steel sink unit, built in stainless steel double oven, stainless steel gas hob, stainless steel extractor fan, fridge / freezer space, plumbed for washing machine, gas boiler. tiled floor, radiator, pvc double glazed double doors to rear

FIRST FLOOR

LANDING

Hotpress

BEDROOM 2

12'3" x 9'10" at widest (3.73m" x 3.00m" at widest)

Wood laminate flooring, radiator, walk in wardrobe

BEDROOM 3

9'9" x 9'9" at widest (2.97m" x 2.97m" at widest)

Radiator

BATHROOM

White suite comprising bath, shower attachment, low flush wc, glass wash hand basin, tiled floor, radiator

SECOND FLOOR

LANDING

Access to roofspace

BEDROOM 1

20'9" x 13'4" at widest (6.32m" x 4.06m" at widest)

Radiator

ENSUITE

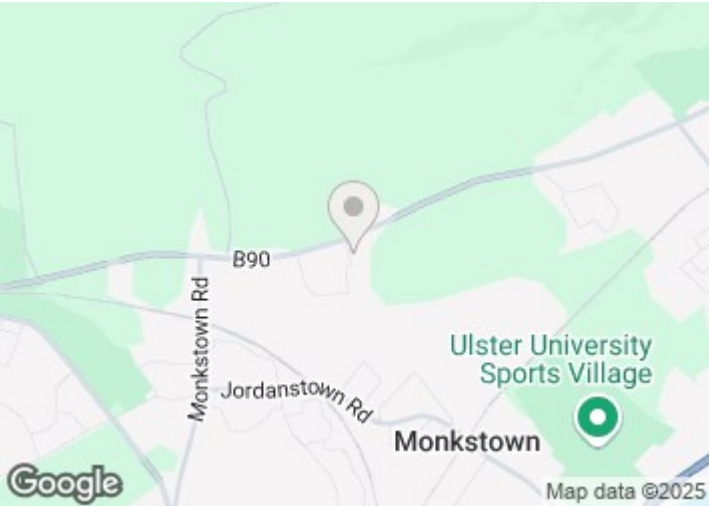
Fully tiled shower cubicle, thermostatic shower, pedestal wash hand basin, low flush wc, tiled floor, radiator, velux window

OUTSIDE

Access at rear for parking.

Garden to front in lawn

Fully enclosed pebbled garden to rear with raised decking area



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D	65	71
(39-54) E		
(21-38) F		
(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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