



## 24 Mayfield Heights Hightown Road, Newtownabbey, BT36 7WL

**Offers Over  
£199,950**

We are delighted to offer for sale this extremely well presented end townhouse which is located in a very popular development just off the much sought after Hightown road and will

Inside the accommodation comprises, entrance hall, lounge with feature fireplace and open to a modern white high gloss fitted kitchen / diner with built in oven and hob and PVC double glazed double doors to rear. On the first floor there are three bedrooms and modern bathroom with white suite and shower cubicle. On the second floor is the fourth bedroom. Other benefits include PVC double glazing and gas heating. Outside there is tarmac driveway, garden to front in lawn and a fully enclosed paved garden to rear with large feature decking area and artificial grass.

**Early viewing recommended !!**

# 24 Mayfield Heights

Hightown Road, Newtownabbey, BT36 7WL



- Semi Detached Villa
- 4 Bedrooms
- Lounge
- Modern Kitchen / Diner
- Downstairs WC
- Modern White Bathroom
- PVC Double Glazing & Gas
- Driveway & Gardens

### ACCOMMODATION COMPRISES

#### GROUND FLOOR

##### ENTRANCE HALL

Pvc double glazed front door, wood laminate flooring, radiator

##### FURNISHED CLOAKROOM

Low flush wc, pedestal wash hand basin, wood laminate flooring, radiator

##### LOUNGE

13'6" x 12'6" at widest (4.11m" x 3.81m" at widest )

Feature fireplace, granite inset, wood laminate flooring, radiator, open to kitchen / diner

##### KITCHEN / DINER

19'5" x 10'0" (5.92m" x 3.05m")

White high gloss high and low level units, formica worktop, basin 1/2 stainless steel sinkwidest ) unit, built in stainless steel oven, stainless steel gas hob, stainless steel extractor fan,

fridge / freezer space, plumbed for washing machine, partly tiled walls, tiled floor in kitchen, radiator, double glazed side door, wood laminate flooring in dining area, radiator, pvc double glazed door to rear

#### FIRST FLOOR

##### LANDING

Storage cupboard

##### BEDROOM 1

11'9" x 11'0" at widest (3.58m" x 3.35m" at widest )

Built in wardrobe and cupboard, radiator

##### BEDROOM 2

9'7" x 8'6" (2.92m" x 2.59m" )

Radiator

##### BEDROOM 3

10'6" x 9'4" at widest (3.20m" x 2.84m" at widest )

Radiator

#### BATHROOM

Modern white suite comprising bath, floating vanity unit, low flush wc, chrome corner shower cubicle, thermostatic shower, fully tiled walls, tiled floor, chrome heated towel radiator

#### LANDING

#### ROOFSpace / BEDROOM 4

16'4" x 11'2" at widest (4.98m" x 3.40m" at widest)

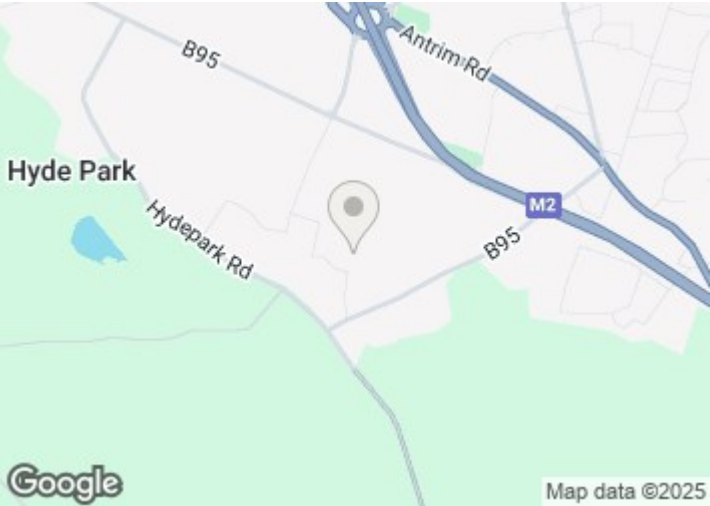
Wood laminate flooring, radiator, under eaves storage, two velux windows

#### OUTSIDE

Tarmac driveway

Garden to front in lawn

Fully enclosed paved garden to rear with feature decking area and artificial grass



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C	75	75
(55-68) D		
(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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