



**19 Fernridge Drive
Ballycraig Road, Newtownabbey, BT36 5SX**

**Offers Around
£179,950**

We are delighted to offer for sale this extremely well presented and deceptively spacious semi detached bungalow which is located in a very popular development just off the much sought after Ballycraig Road and will ideally suit a variety of purchaser especially those looking to downsize.

Inside the accommodation comprises; spacious entrance hall with double glass panelled doors to a large lounge with freestanding fireplace and open to a beech fitted kitchen / diner with built in oven & hob, space for appliances and PVC double glazed double doors to rear.

There are also two bedrooms, master with ensuite and a separate luxury Jack and Jill style bathroom with white suite.

Other benefits include PVC double glazing and gas heating

Outside there is shared access leading to your own designated parking, garden to front in lawn, garden to front / side in mature shrubs and a paved patio area to rear.

Early viewing recommended !!

19 Fernridge Drive

Ballycraig Road, Newtownabbey, BT36 5SX



- Semi Bungalow
- Fitted Kitchen / Diner
- Gas Heating
- 2 Beds Master Ensuite
- Luxury White Bathroom
- Parking & Gardens
- Large Lounge
- PVC Double Glazing

ACCOMMODATION COMPRISES

GROUND FLOOR

ENTRANCE HALL

Spacious entrance hall with storage cupboard, radiator, double glass panelled doors to lounge

LOUNGE

17'3" x 11'4" (5.26m" x 3.45m")
Free standing fireplace with electric inset, radiator, open to kitchen / diner

KITCHEN / DINING

15'4" x 11'4" (4.67m" x 3.45m")
Range of beech high and low level units, formica worktop, basin 1/2 stainless steel sink unit, island unit / breakfast bar, with built in stainless

steel oven, ceramic hob, over head extractor fan, fridge / freezer space, plumbed for washing machine, tumble dryer space, partly tiled walls, tiled floor, radiator, pvc double glazed double doors to rear

BEDROOM 1

10'10" x 10'8" (3.30m" x 3.25m")
Radiator

ENSUITE

Fully tiled chrome corner shower cubicle, thermostatic shower, pedestal wash hand basin, low flush wc, tiled floor, radiator

BEDROOM 2

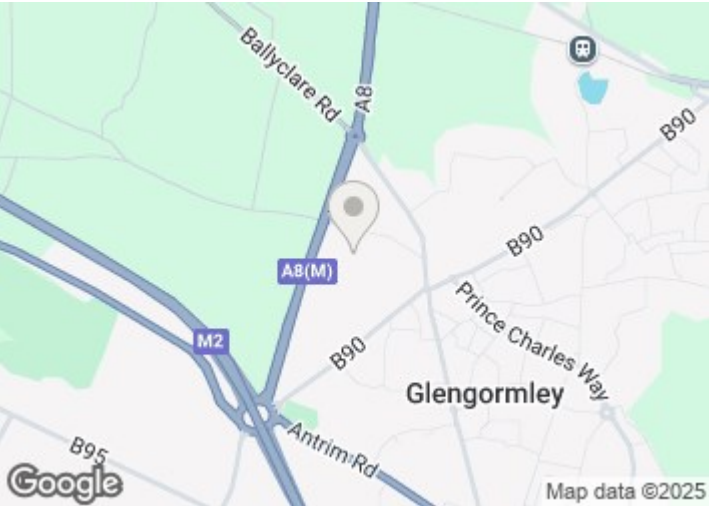
8'9" x 8'4" (2.67m" x 2.54m")
Built in wardrobe, radiator, access to main bathroom

BATHROOM

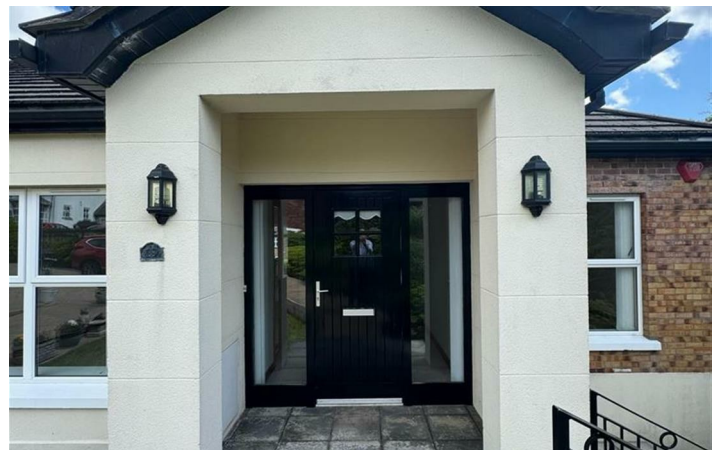
Jack and Jill style bathroom comprising panelled shower bath, thermostatic shower above, screen, pedestal wash hand basin, low flush wc, partly tiled walls, tiled floor, radiator

OUTSIDE

Shared access leading to your own designated parking spaces
Garden to front in lawn
Garden to front / sider in mature shrubs
Paved patio area to rear



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C	70	73
(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.

UPS Financial Services Limited is an Appointed Representative of Stonebridge Mortgage Solutions Ltd, which is authorised and regulated by the Financial Conduct Authority, Registered Business Address:

UPS Financial Services LTD, 132 Great Victoria Street, Belfast, Co Antrim, N Ireland, BT2 7BG | Company Number NI621521 | Registered in Northern Ireland

H110837

ULSTERPROPERTYSALES.CO.UK

ANDERSONSTOWN
028 9060 5200

BALLYHACKAMORE
028 9047 1515

BALLYNAHINCH
028 9756 1155

BANGOR
028 9127 1185

CARRICKFERGUS
028 9336 5986

CAVEHILL
028 9072 9270

DONAGHADEE
028 9188 8000

DOWNPATRICK
028 4461 4101

FORESTSIDE
028 9064 1264

GLENGORMLEY
028 9083 3295

MALONE
028 9066 1929

NEWTOWNARDS
028 9181 1444

RENTAL DIVISION
028 9070 1000



Keith Larmour trading under licence as Ulster Property Sales (Glengormley)
©Ulster Property Sales is a Registered Trademark