



61 CARNMONEY ROAD

Glengormley
Newtownabbey BT36

- Extended Semi Detached
- 3 Bedrooms
- Lounge
- Fitted Kitchen / Diner
- Modern Shower Room
- PVC Double Glazing / Gas
- Detached Garage
- Popular Location

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		
(1-20) G		
Not energy efficient - higher running costs		
Northern Ireland		
		EU Directive 2002/91/EC

Offers Over £139,950

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Glengormley, Newtownabbey, BT36 6HS



ACCOMMODATION COMPRISES

GROUND FLOOR

ENTRANCE HALL

Pvc double glazed front door, radiator, under stairs storage with gas boiler

LOUNGE

13'4" x 10'6" (4.06m" x 3.20m")
Feature fireplace, marble inset, mahogany surround, radiator

KITCHEN / DINER

19'11" x 11'9" at widest (6.07m" x 3.58m" at widest)
Range of high and low level units, formica worktop, basin 1/2

stainless steel sink unit, built in double oven, gas hob, extractor fan, under fridge space, plumbed for washing machine, partly tiled wall, wood laminate flooring, two radiators, pvc double glazed back door

SHOWER ROOM

Chrome corner shower cubicle, thermostatic shower, vanity unit, low flush wc, fully tiled walls, tiled floor, radiator

FIRST FLOOR

LANDING

Access to roofspace

BEDROOM 1

13'5" x 8'4" (4.09m" x 2.54m")
Built in wardrobes, cupboard and drawers, radiator

BEDROOM 2

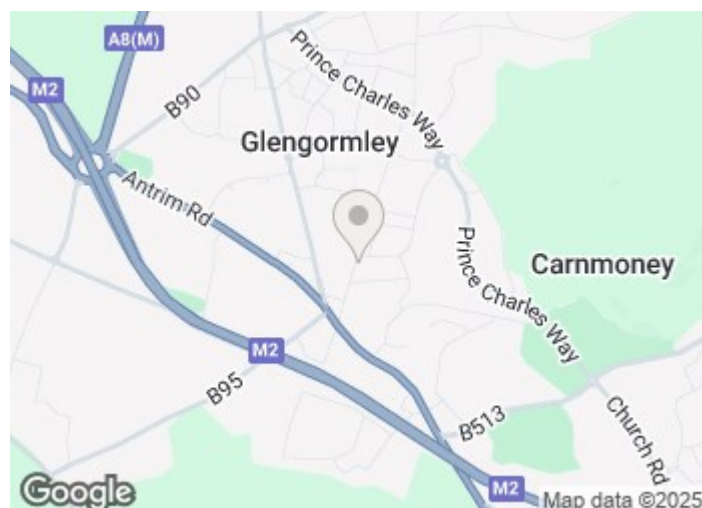
9'6" x 8'4" (2.90m" x 2.54m")
Built in wardrobes, radiator

BEDROOM 3

9'7" x 6'10" (2.92m" x 2.08m")
Vanity unit, low flush wc, radiator

OUTSIDE

Driveway leading to a detached garage, up and over door
Garden to front in lawn
Fully enclosed concrete and patio area to rear



Directions



Floor Plan

These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property.



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