



**43 Rathcoole Drive
 Rathcoole, Newtownabbey, BT37 9AH**

**Offers Around
 £99,950**

We are delighted to offer for sale this attractive semi detached villa which is located just off the Shore road in the ever popular Rathcoole Estate and will ideally suit the young buyer seeking their first home or investor.

Inside the accommodation comprises; entrance hall, lounge with wood laminate flooring, fitted kitchen / diner with built in oven & hob and access to rear. Also on the ground floor is a bathroom with white suite.

Upstairs there are three bedrooms

Other benefits include PVC double glazing and gas heating.

Outside there is a garden to front in lawn and garden to rear with large concrete patio area.

Early viewing recommended !!

43 Rathcoole Drive

Rathcoole, Newtownabbey, BT37 9AH



- Semi Detached Villa
- Fitted Kitchen / Diner
- Gas Heating
- 3 Bedrooms
- White Bathroom Suite
- Gardens Front & Rear
- Lounge
- PVC Double Glazing

ACCOMMODATION COMPRISES

GROUND FLOOR

ENTRANCE HALL

Pvc double glazed front door, wood laminate flooring, radiator

LOUNGE

12'9" x 12'4" (3.89m" x 3.76m")
Wood laminate flooring, radiator

KITCHEN / DINER

12'8" x 11'6" at widest (3.86m" x 3.51m" at widest)
Range of high and low level units, formica worktop, basin 1/2 stainless steel sink unit, built in stainless double oven, ceramic hob. extractor fan, fridge / freezer space, plumbed for washing machine and

dishwasher, partly tiled walls, wood laminate flooring, radiator, pvc double glazed back door

BATHROOM

White suite comprising bath, plumbed for shower, pedestal wash hand basin, low flush wc, fully pvc panelled walls, chrome heated towel radiator

FIRST FLOOR

LANDING

Storage cupboard, access to roofspace with gas boiler

BEDROOM 1

12'9" x 10'11" at widest (3.89m" x 3.33m" at widest)
Radiator, wood laminate flooring

BEDROOM 2

12'11" x 9'4" at widest (3.94m" x 2.84m" at widest)

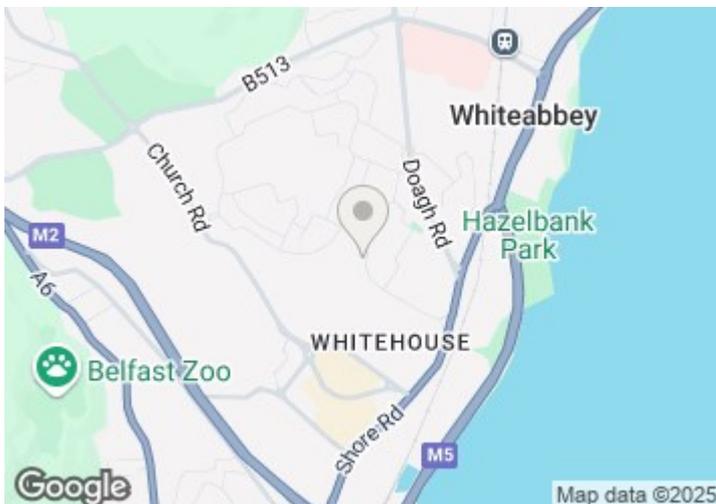
Wood laminate flooring, radiator, built in wardrobe

BEDROOM 3

8'4" x 6'8" (2.54m" x 2.03m")
Radiator

OUTSIDE

Garden to front in lawn
Garden to rear with large concrete patio area
Outhouse



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C	72	78
(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. You home may be repossessed if you do not keep up your repayments on your mortgage.

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