



54 Killane Manor

Gracehill, Ballymena, BT42 1QH

Offers Around £175,000



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GROUND FLOOR

Entrance Hall

Tiled flooring.

Lounge

13'7" x 12'2" (4.15 x 3.72)

Wall mounted gas fair.

Cloakroom

3'2" x 5'9" (0.97 x 1.76)

LFWC and WHB. Tiled flooring.

Kitchen / Dining Room

16'2" x 16'3" (4.93 x 4.97)

High and low level units with down lighters. Central island with seating overhang. 1 1/2 bowl Belfast sink. Gas hob and electric oven. Integrated fridge/freezer and dishwasher. GFCH boiler. Tiled flooring. Sliding patio doors leading to rear gardens.

Utility

5'1" x 6'1" (1.57 x 1.86)

Low level units. Plumbed for washing machine and space for tumble dryer. Tiled flooring.

FIRST FLOOR

Landing

Bedroom 1 - Front

13'7" x 10'2" (4.15 x 3.12)

En-suite

5'11" x 5'7" (1.82 x 1.72)

LFWC and WHB. Quadrant shower. 1/2 wall tiling.

Bedroom 2 - Rear

12'9" x 9'4" (max) (3.89 x 2.86 (max))

Built in robes.

Bedroom 3 - Rear

10'11" x 6'5" (3.34 x 1.98)

Currently utilised as dressing room.

Family Bathroom

8'9" x 5'7" (2.68 x 1.72)

P shaped bath with shower over. LFWC and WHB. Chrome towel radiator. Fully tiled.

OUTSIDE

Front gardens laid in lawns. Tarmacked driveway. Fully enclosed rear gardens laid in decorative gravel and patio areas. Concrete plinth for large dog run. Outside tap.





Road Map



Hybrid Map



Terrain Map



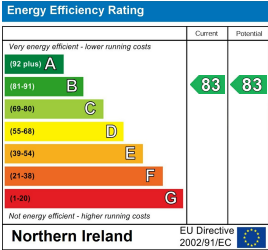
Floor Plan



Viewing

Please contact our Ballymena Office on 02825655733 if you wish to arrange a viewing appointment for this property or require further information.

Energy Efficiency Graph



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