COLIN GRAHAM RESIDENTIAL

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120 Forthill Drive, Newtownabbey, BT36 6QS

- Recently Renovated
- Lounge
- Fully Tiled Bathroom
- PVC Double Glazing
- Convenient Location
- Three Bedooms
- Kitchen With Informal Dining Area
- Oil Heating
- Gardens Front and Rear
- Ideal First Time Buy / Buy To Let

Offers Over £109,950

EPC Rating E





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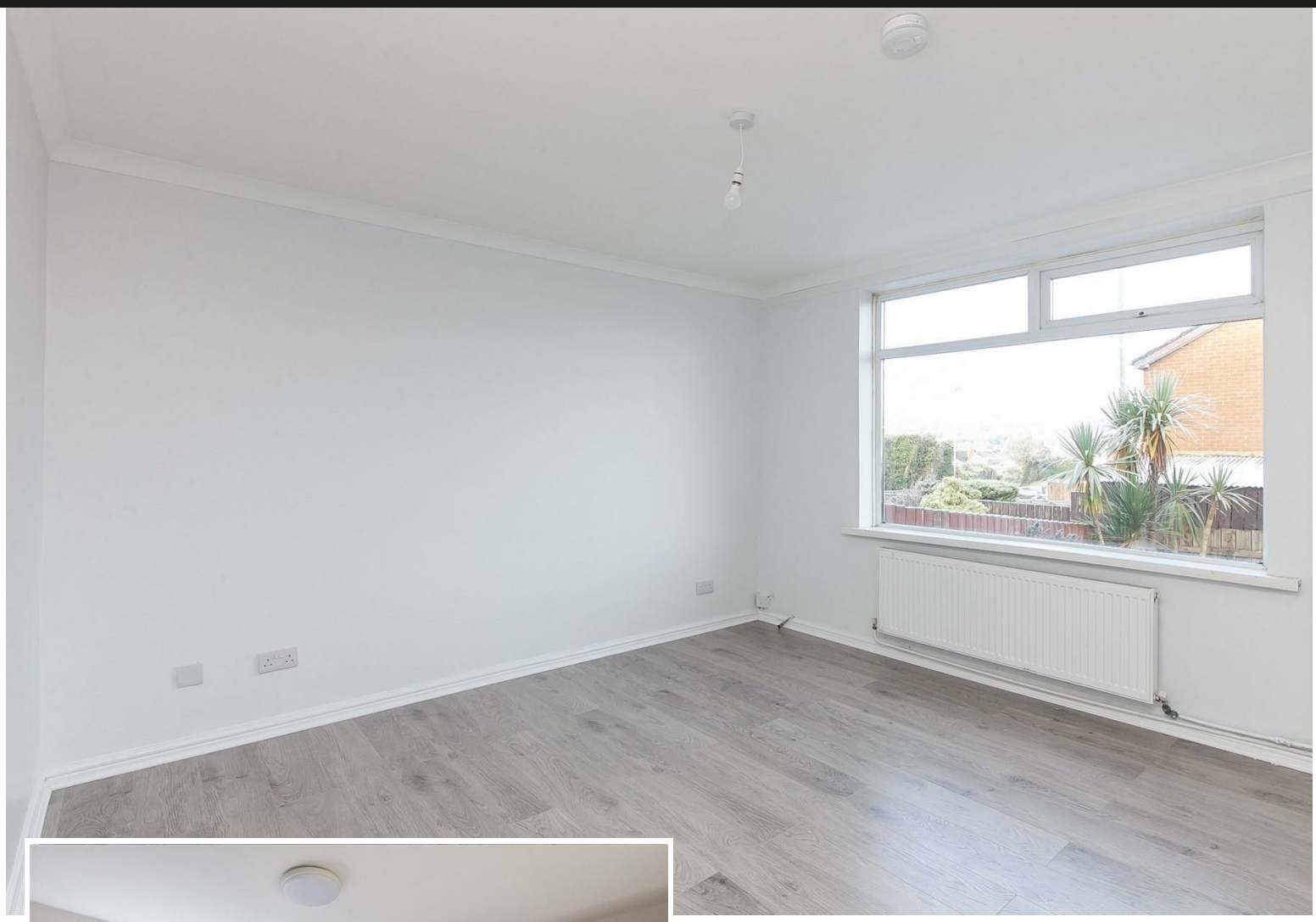




PROPERTY DESCRIPTION

ACCOMMODATION

ENTRANCE HALL

PVC double glazed front door. Wood laminate floor covering. Stairwell to first floor.

LOUNGE 14'3" x 13'10" (wps)

Wood laminate floor covering. Picture window to front elevation.

KITCHEN WITH INFORMAL DINING AREA 11'10" x 11'10" (wps)

Modern fitted kitchen with range of high and low level storage units with contrasting, marble effect, melamine work surface. Stainless steel sink unit with draining bay. Integrated, touch screen ceramic hob with stainless steel extractor hood over. Integrated oven. Space for fridge freezer. Space and plumbed for washing machine. Splashback tiling to walls.







REAR HALL

Wood laminate floor covering. Access to under stairs store.
PVC double glazed door to rear garden.

FIRST FLOOR

LANDING

Access to roof space.

BEDROOM 1 12'1" x 10'9" (wps)

View towards Ballyearl and Knockagh. Built in wardrobe.
Access to hot press. Wood laminate floor covering.

BEDROOM 2 10'9" x 10'5"

Built in wardrobe. Wood laminate floor covering.

BEDROOM 3 8'10" x 8'4" (wps)

Built in wardrobe. View towards Ballyearl and Knockagh.
Wood laminate floor covering.

FULLY TILED BATHROOM

White, three piece suite comprising panelled bath, pedestal wash hand basin and WC. Electric shower and glass shower screen over bath. Towel radiator.

EXTERNAL

Front garden finished in lawn and trees.
Fully enclosed rear garden, finished mainly in lawn.
Oil fired central heating boiler.
PVC oil storage tank.

IMPORTANT NOTE TO ALL POTENTIAL PURCHASERS

Please note that we have not tested the services or systems in this property. Purchasers should make/commission their own inspections if they feel it is necessary.







Recently refurbished, three bedroom, terrace property, located within the Ballyduff area of Newtownabbey.

The property comprises entrance hall, lounge, kitchen with informal dining area, rear hall, three well-proportioned bedrooms, and fully tiled bathroom, with white three piece suite.

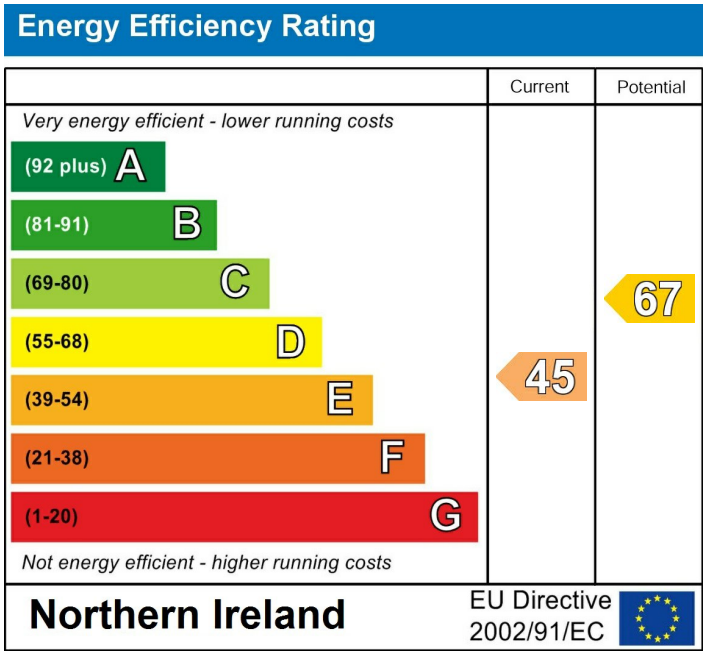
Externally, the property enjoys gardens front and rear, finished mainly in lawn.

Other attributes include oil heating, PVC double glazing, and convenient location.

Ideal first time buy/buy to let investment alike.

Early viewing highly recommended to avoid disappointment.





Agents Note: Whilst every care has been taken to prepare these sales particulars, they are for guidance purposes only. All measurements are approximate are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers are advised to recheck the measurements

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