COLIN GRAHAM RESIDENTIAL

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16 Glynn Park Close, Carrickfergus, BT38 7TR

- Mid Town House
- Lounge; Gas Fire
- Bathroom With Four Piece Suite
- Furnished Cloakroom
- Fully Enclosed Rear Garden
- Three Well Proportioned Bedrooms
- Kitchen Through Dining Room
- Gas Heating; Double Glazing
- Allocated Parking For Two Vehicles
- Convenient Location

Offers Over £139,950

EPC Rating C





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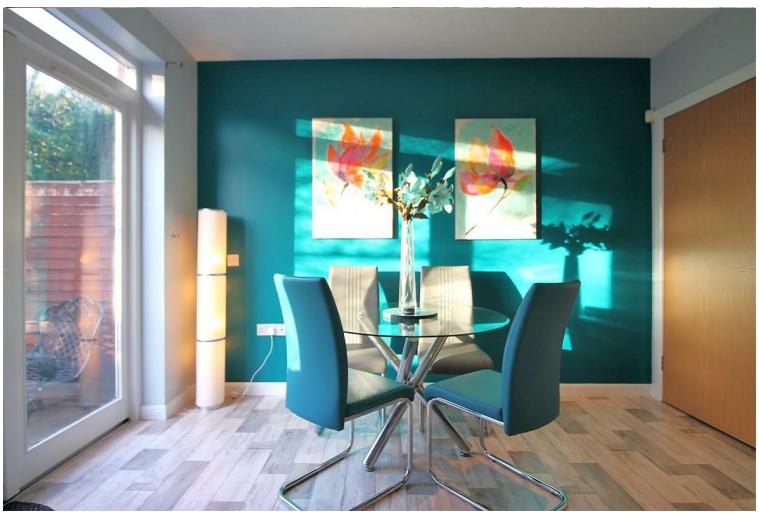


PROPERTY DESCRIPTION

ACCOMMODATION

ENTRANCE HALL

Hardwood double glazed front door. Wood laminate floor covering.

FURNISHED CLOAKROOM

White two piece suite comprising pedestal wash hand basin and WC. Splash back tiling to sink.

LOUNGE 16'6" x 13'10" (wps)

Gas fire in granite fireplace with matching hearth and contrasting surround. Twin windows to front elevation. Stairwell to first floor. Wood laminate floor covering.



KITCHEN THROUGH DINING ROOM 18'2" x 11'4"

Modern fitted kitchen with range of high and low level storage units and contrasting granite effect melamine work surface. Stainless steel sink unit with draining bay. Integrated gas hob with stainless steel splash back and extractor hood over. Integrated oven. Space for fridge freezer. Plumbed for automatic washing machine. Space for tumble dryer. Gas fired central heating boiler (housed within matching unit). Access to store. Hardwood double glazed French doors to rear garden.

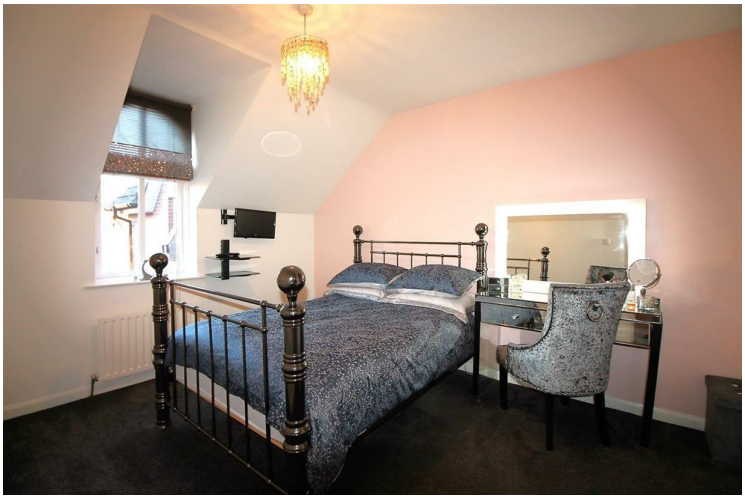
FIRST FLOOR

LANDING

Access to twin stores and roof space.

BEDROOM 1 13'3" x 10'2"

Build in wardrobe.



BEDROOM 2 11'5" x 10'2"

BEDROOM 3 9'5" x 7'8"

BATHROOM

White four piece suite comprising panelled corner bath, separate fully tiled shower enclosure, pedestal wash hand basin and WC. Thermostat controlled mains shower. Splash back tiling to walls. Tiled floor.

EXTERNAL

Allocated parking for two vehicles directly in front of number 16.
External lighting.
Fully enclosed rear garden finished in lawn, paved patio area and mature tree.
Outside tap.



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.

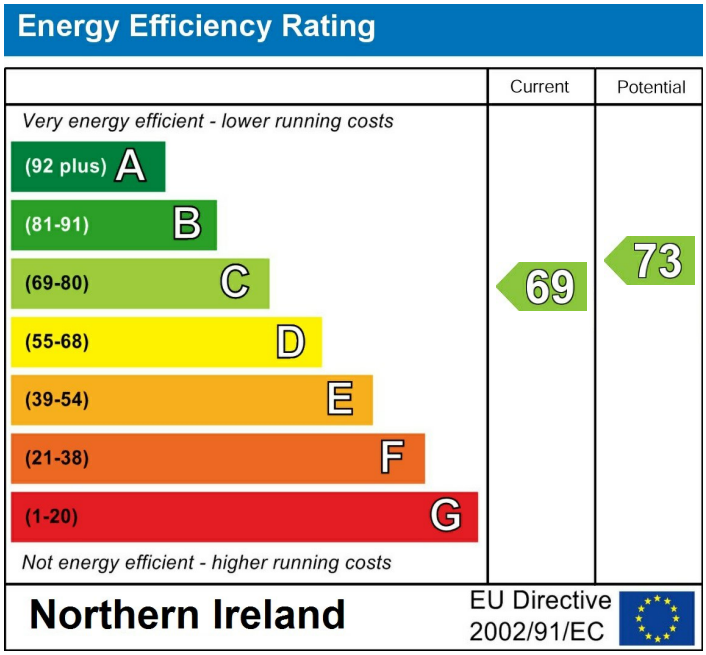
COLIN GRAHAM RESIDENTIAL
...WE SELL HOUSES

CRAWFORD MULHOLLAND FINANCIAL
William Fullerton, mortgage adviser with Crawford Mulholland Financial, found at Colin Graham Residential.
...WE DO MORTGAGES



Immaculately presented, three bedroom, mid town house with fully enclosed rear garden, conveniently located within the popular Glynn Park Close development, situated off Prince Andrew Way, Carrickfergus. The property comprises entrance hall, furnished cloakroom, lounge with gas fire, kitchen through dining room with modern fitted kitchen, three well proportioned first floor bedrooms and bathroom with white four piece suite. Externally the property enjoys allocated parking for two vehicles directly in front of number 16 and fully enclosed rear garden finished in lawn, paved patio area and mature tree. Other attributes include gas fired central heating, double glazing, and convenient location. 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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