COLIN GRAHAM RESIDENTIAL

319 Antrim Road
Newtownabbey BT36 5DY

T: 028 90 832 832
colingrahamresidential.com



Apartment 10, 70-72 Rashee Road, Ballyclare, BT39 9HT

- Top Floor Apartment
- Open Plan Living / Kitchen / Dining
- Deluxe Bathroom With Four Piece Suite
- Private Balcony Area
- Convenient Location
- Two Bedrooms; Principal En Suite
- Modern Fitted Kitchen
- Gas Heating; PVC Double Glazing
- Communal Parking Area; Communal Gardens
- Ideal First Time Buy / Buy To Let Investment

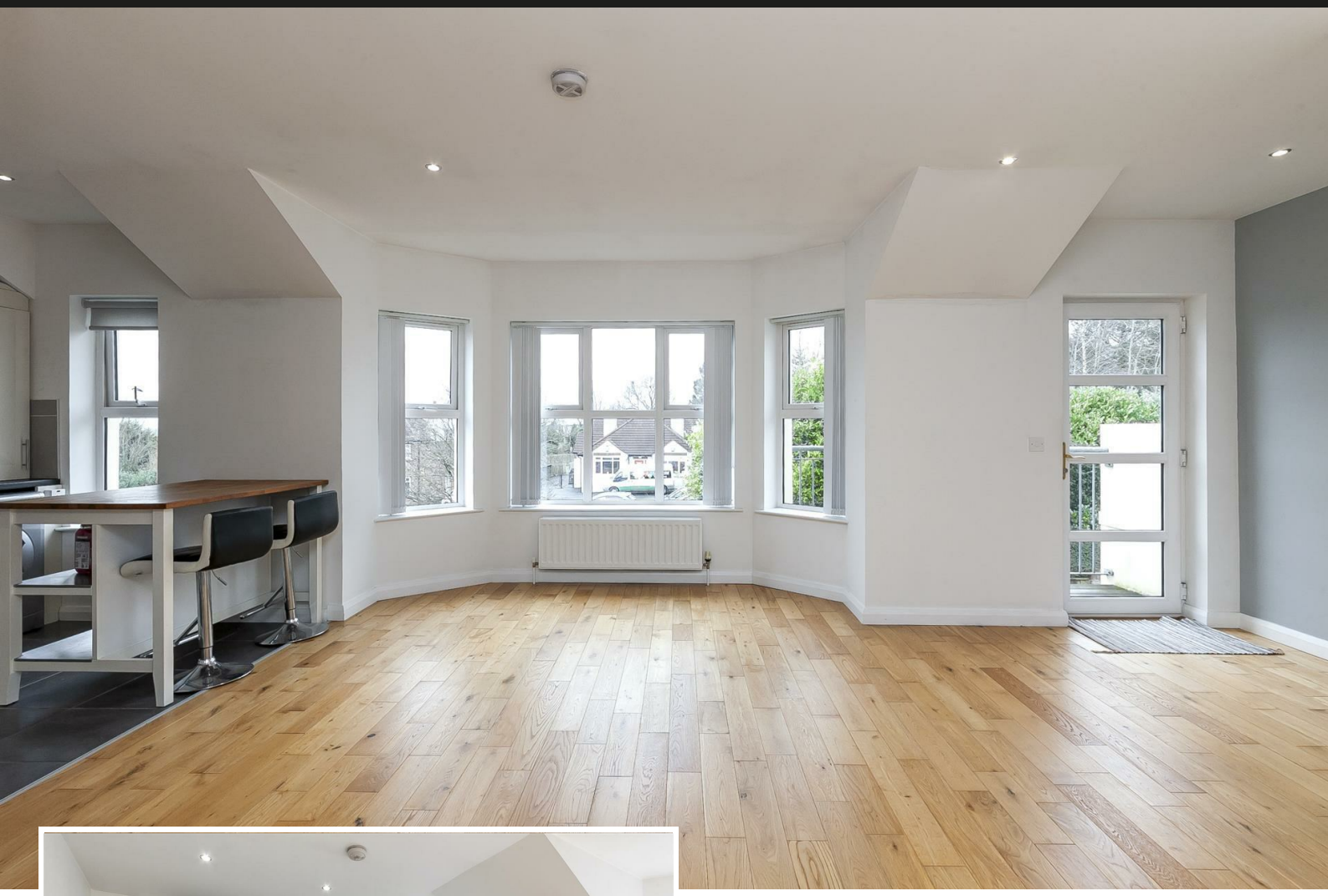
Offers Over £119,950

EPC Rating C





Apartment 10, 70-72 Rashee Road, Ballyclare, BT39 9HT





PROPERTY DESCRIPTION

ACCOMMODATION

COMMUNAL ENTRANCE HALL

Intercom entry system. Stairwell to upper floors.

PRIVATE ENTRANCE HALL

Timber flooring. Access to store and roof space.



OPEN PLAN KITCHEN / LIVING / DINING 26'2" x 17'10" (wps)

Modern fitted kitchen with range of high and low level storage units with contrasting, wood grain effect, melamine work surface. Stainless steel sink unit. Integrated hob with extractor hood over. Integrated oven. Space for fridge freezer. Plumbed and space for washing machine. Gas fired central heating boiler (housed within matching unit). Splashback tiling to walls. Tiled floor to kitchen area. Bay window and timber flooring to living/dining area. PVC double glazed French door, leading to private balcony.

PRINCIPAL BEDROOM 13'8" x 11'9" (wps)

DELUXE ENSUITE SHOWER ROOM

Contemporary, white, three piece suite comprising fully tiled shower enclosure, vanity unit and WC. Thermostat controlled mains unit. Splashback tiling to sink. Tiled floor.



BEDROOM 2 10'0" x 9'5"

DELUXE BATHROOM

Contemporary, white, four piece suite comprising panelled bath, separate fully tiled shower enclosure, vanity unit and WC. Thermostat controlled mains shower unit. Splashback tiling to walls. Tiled floor. Access to shelved store.

EXTERNAL

Communal parking area to rear.

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.









Immaculately presented, spacious, two bedroom, top floor apartment with private balcony area, conveniently located within the popular Rashee Mill development, Rashee Road, Ballyclare, within walking distance of schools, shops and amenities of the town.

The property comprises communal entrance hall with intercom access, private entrance hall, open plan living / dining / kitchen with PVC double glazed French door leading to private balcony area, modern fitted kitchen, two well proportioned bedrooms, to include principal bedroom with deluxe en suite shower room, and separate deluxe bathroom with contemporary, white four piece suite.

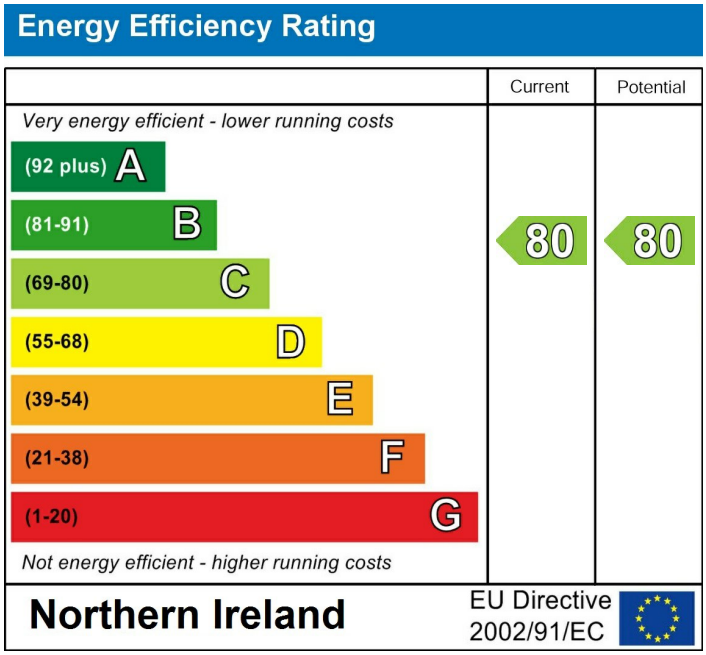
Externally, the property enjoys communal gardens and communal parking area.

Other attributes include gas fired central 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

INVESTORS IN PEOPLE® We invest in people Gold
PRS Property Redress Scheme
Awards
Telegraph PROPERTY AWARDS 2018
Telegraph PROPERTY AWARDS 2019
Shortlisted TheNegotiator Awards 2018
Shortlisted TheNegotiator Awards 2019
THE INVESTORS IN PEOPLE AWARDS 2019 Finalist
TheNegotiator Awards 2021 REGIONAL AGENCY OF THE YEAR NORTHERN IRELAND GOLD
Proudly sponsoring
Northern Ireland Children's Hospice
WE ARE MACMILLAN. CANCER SUPPORT