COLIN GRAHAM RESIDENTIAL

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17 Madigan Park, Carrickfergus, BT38 7JW

- Semi Detached Bungalow
- Lounge; Focal Point Fireplace
- Fully Tiled Shower Room
- Paved Private Driveway
- Gardens Front, Side and Rear
- Three Well Proportioned Bedrooms
- Kitchen With Informal Dining Area
- Gas Heating; PVC Double Glazing
- Matching Detached Garage
- Convenient Location

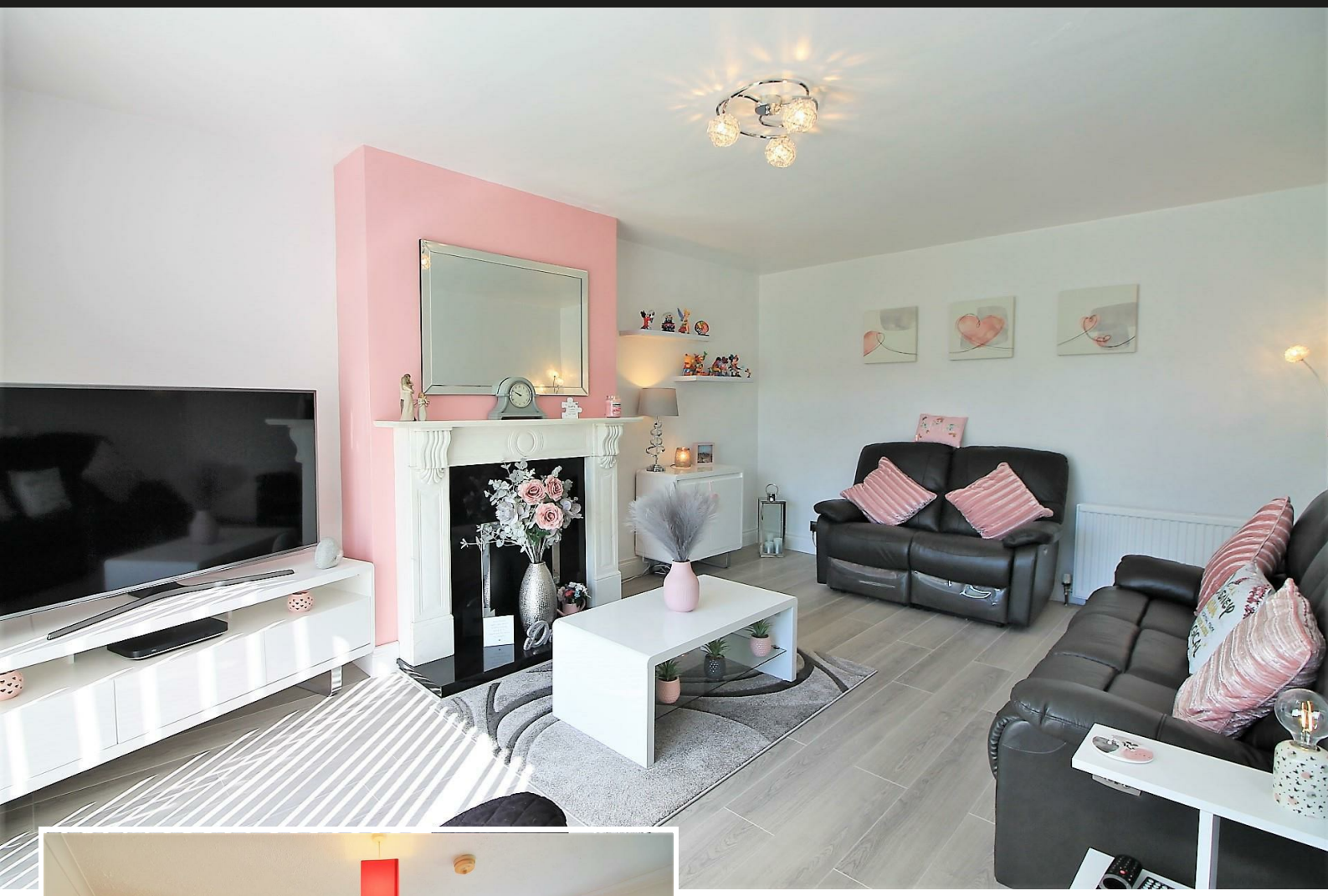
Offers Over £139,950

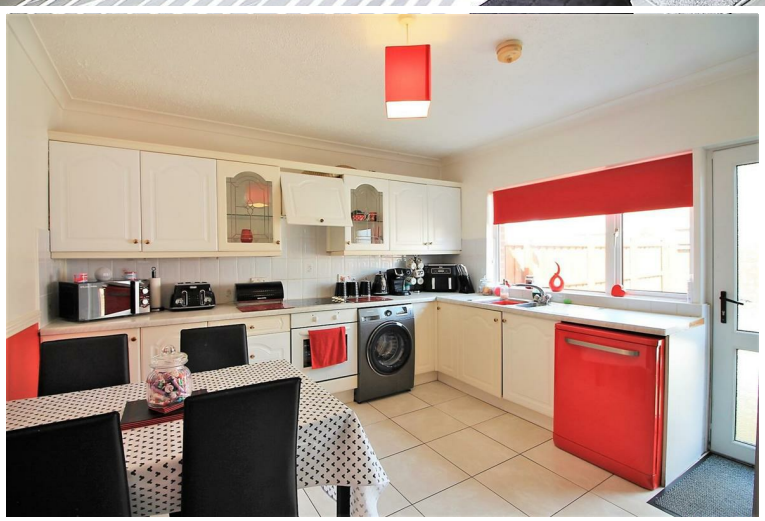
EPC Rating C





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PROPERTY DESCRIPTION

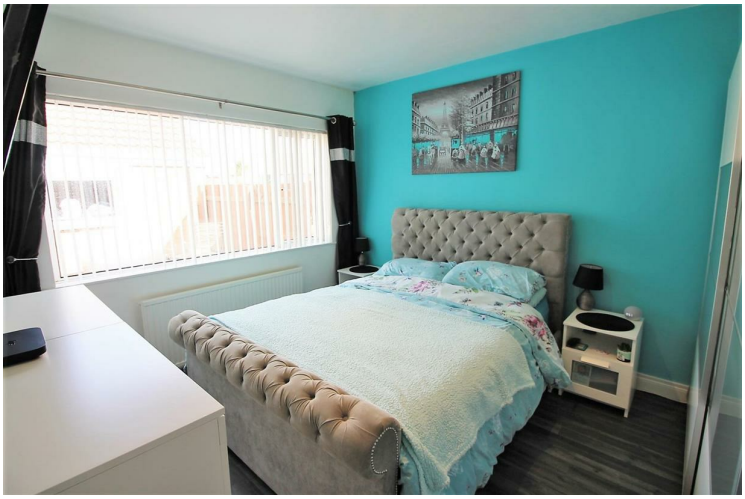
ACCOMMODATION

ENTRANCE HALL

PVC double glazed front door with matching side screen. Wood laminate floor covering. Access to twin stores. Access to roof space. Glass panelled door leading to lounge.

LOUNGE 17'5" x 12'6"

Focal point granite fireplace with matching hearth and contrasting marble surround. Wood laminate floor covering. Picture window to front elevation.







KITCHEN WITH INFORMAL DINING AREA 12'5" x 11'10"

Fitted kitchen with range of high and low level storage units and contrasting melamine work surface. Stainless steel 1.5 bowl sink unit. Integrated ceramic hob with retractable extractor hood over. Plumbed for automatic washing machine. Glass fronted display cabinets. Gas fired central heating boiler. Splash back tiling to walls. Tiled floor. PVC double glazed door to rear garden.

BEDROOM 1 12'2" x 10'3"

Wood laminate floor covering.

BEDROOM 2 11'3" x 8'8"

Built in wardrobe/store. Wood laminate floor covering.

BEDROOM 3 wardrobe space

Fitted wardrobe in mirrored sliding doors. Wood laminate floor covering.

FULLY TILED SHOWER ROOM

White three piece suite comprising shower enclosure, pedestal wash hand basin and WC. Electric shower.

EXTERNAL

Front and side gardens finished mainly in lawn.
Paved private driveway area.
Fully enclosed low maintenance, paved rear garden.

MATCHING DETACHED GARAGE 19'0" x 9'11"

Up and over door. Separate service door to rear garden.
Plumbed for automatic washing machine, power and light.

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.

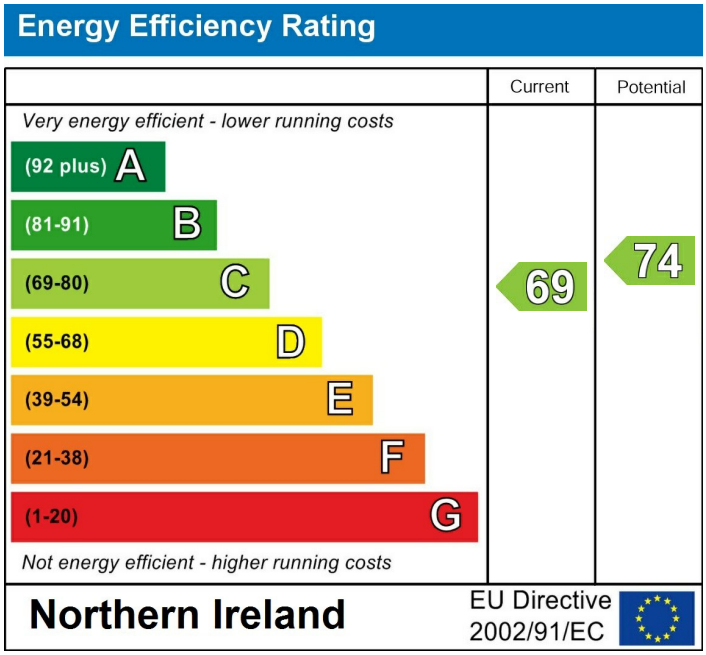






Well presented, three bedroom, semi detached bungalow with matching detached garage, conveniently situated within Madigan Park, off Victoria Road, Carrickfergus. The property comprises entrance hall, lounge with focal point granite fireplace, kitchen with informal dining area, three well proportioned bedrooms, and fully tiled shower room with white three piece suite. Externally the property enjoys paved private driveway area, matching detached garage, front and side gardens finished mainly in lawn, and fully enclosed low maintenance, paved rear garden. Other attributes include gas fired central heating, PVC 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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