COLIN GRAHAM RESIDENTIAL

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34 Millview Drive, Ballyclare, BT39 9YB

- Semi Detached Chalet Bungalow
- 4 Bed; 1+ Rec / 3 Bed; 2+ Rec
- Bathroom; Separate Shower Room
- Generous Sized Private Driveway
- Gardens Front And Rear
- Adaptable Accommodation
- Kitchen With Informal Dining Area
- Oil Heating; PVC Double Glazing
- Large Detached Garage
- Convenient, Well Sought After Location

Offers Over £184,950

EPC Rating D





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PROPERTY DESCRIPTION

ACCOMMODATION

ENTRANCE HALL

PVC double glazed front door with matching side screens.
Tiled floor. Stairwell to first floor.

LOUNGE 15'7" x 11'9"

Tiled fireplace with matching hearth and timber surround.
Wood laminate floor covering.

DINING ROOM / BEDROOM 4 10'5" x 9'9"







KITCHEN WITH INFORMAL DINING AREA 14'2" x 8'10"

Country style fitted kitchen with range of high and low level storage units with contrasting melamine work surface. Colour coded 1.5 bowl sink unit with draining bay. Cooker point with extractor hood over. Space for fridge freezer. Plumbed for automatic washing machine. Splash back tiling to walls. Tiled floor. PVC double glazed door to rear garden.

BEDROOM 3 12'1" x 10'8"

BATHROOM

White three piece suite comprising panelled bath, pedestal wash hand basin and WC. Half tiling to walls. Tiled floor.

FIRST FLOOR

LANDING

Access to hot press and roof space.

BEDROOM 1 13'5" x 11'11" (wps)

Wall to wall fitted wardrobes in mirror panelled sliding doors.

BEDROOM 2 18'2" x 9'6"

FULLY TILED SHOWER ROOM

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

EXTERNAL

Front garden finished in lawn and shrubs.
Generous sized private driveway finished in tarmac.
External lighting.
PVC soffits, fascia and rainwater goods.
Fully enclosed rear garden finished in lawn, paved patio area and raised beds.
Outside tap.
PVC oil storage tank.

LARGE DETACHED GARAGE 22'6" x 10'6"

Power operated roller shutter door. Separate service door to rear garden. Power, light and oil fired central heating boiler.

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.





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...WE SELL HOUSES

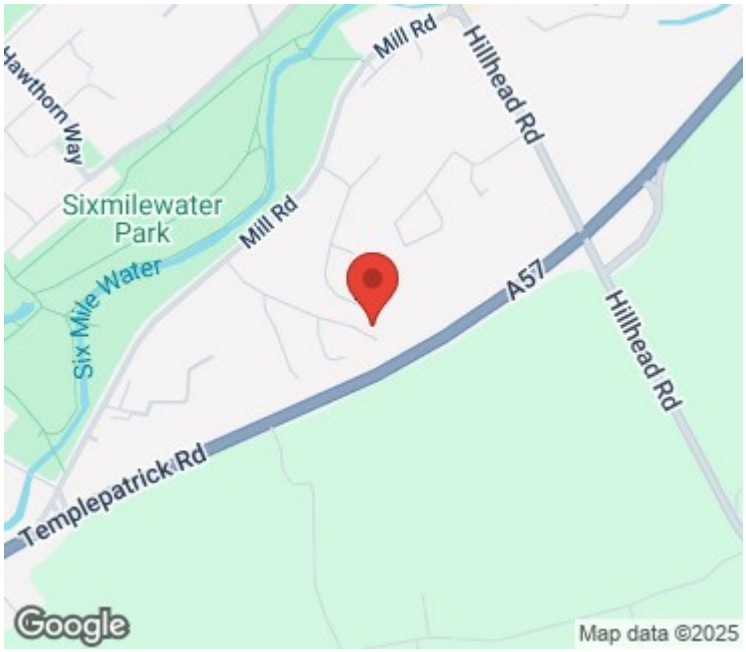
Immaculately presented, semi detached chalet bungalow, with large detached garage, occupying a prime site within the well sought after Millview development, Mill Road, Ballyclare.

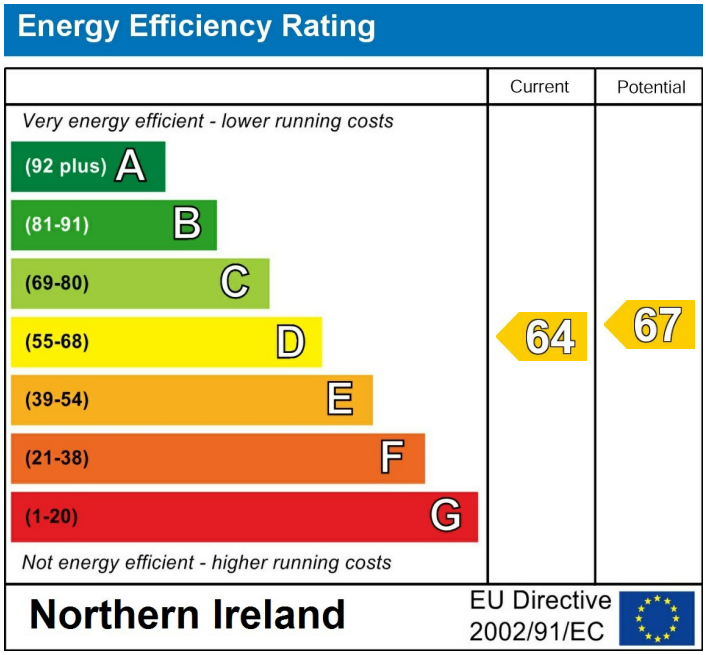
Offering adaptable accommodation, the property comprises entrance hall, lounge with tiled fireplace, two ground floor bedrooms/additional reception rooms, country style fitted kitchen with informal dining area, and ground floor bathroom, with a further two well-proportioned bedrooms and fully tiled shower room found on first floor level.

Externally, the property enjoys generous sized private driveway finished in tarmac, large detached garage, front garden finished in lawn and shrubs, and fully enclosed rear garden finished in lawn, paved patio area and raised bed.

Other attributes include oil 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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Shortlisted TheNegotiator Awards 2019

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