

simon**BRIEN**
RESIDENTIAL

8 The Old Mill,
Whiteabbey, BT37 0FU



Asking Price £204,950

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KEY FEATURES

- Attractive Recently Constructed Semi Detached In A Popular Development
- Immaculately Presented and Finished Accommodation
- Three Spacious Bedrooms Including Luxury Fully Tiled Ensuite Shower Room
- Living Room With Multifuel Stove
- Luxury Kitchen with Full Range of Integrated Appliances & Centre Island With Separate Utility Cupboard and Double Doors Leading Outside
- Newly Fitted Fully Tiled Four Piece Luxury Bathroom
- Gas Fired Central Heating
- PVC Double Glazing
- Excellent Driveway Parking
- Downstairs WC
- Enclosed Low Maintenance Professionally Landscaped Garden with Paved Sitting Area
- Ideal for Young Professional Couple/Family
- Popular and Convenient Location off Shore Road close to local amenities and schooling
- Viewing by Private Appointment

DESCRIPTION

This is an immaculately presented 3 bedroom semi detached property located off the Shore Road in Whiteabbey. The property is in close proximity to many local amenities such as shops, restaurants and the University of Ulster. Belfast City Centre is easily accessible by public transport or a 10 minute drive by car.

Internally the property comprises of a living room with wood burning stove, a luxury fitted kitchen with integrated appliances and centre island ideal for entertaining with a utility cupboard off it and double pvc doors leading to patio. There are three generous double bedrooms (master with modern ensuite) and a recently fitted luxury four piece bathroom fitted by the vendors

The property further benefits from uPVC double glazed windows, gas fired central heating, driveway parking and low maintenance professionally landscaped rear garden.

Early viewing is advised through our Lisburn Road office on 028 9066 8888.

ACCOMMODATION

GROUND FLOOR

RECEPTION HALL:

Ceramic tiled floor

DOWNSTAIRS WC:

Ceramic tiled floor, low flush WC, pedestal wash hand basin with mixer tap



LIVING ROOM:

15' 9" x 12' 4" (4.79m x 3.76m)

Multi fuel stove and beam mantle, wood flooring



**KITCHEN OPEN PLAN TO DINING AREA:
20' 4" x 12' 11" (6.2m x 3.93m)**

Ceramic tiled floor, range of high and low level units, under bench electric oven, 4 ring ceramic hob, stainless steel extractor fan, integrated dishwasher and fridge/freezer, center island, double uPVC door leading outside.

UTILITY ROOM:

Plumbed for washing machine



FIRST FLOOR

LANDING:

Access to roofspace

MAIN BEDROOM:

13' 3" x 11' 2" (4.04m x 3.41m)



ENSUITE SHOWER ROOM:

Fully tiled, low flush WC, pedestal wash hand basin, shower, radiator and extractor fan



BEDROOM (2):
11' 3" x 10' 5" (3.43m x 3.17m)



BEDROOM (3):
9' 10" x 8' 8" (3m x 2.63m)



BATHROOM:
Fully tiled, freestanding bath, low flush WC, pedestal wash hand basin, radiator, shower with rainfall attachment

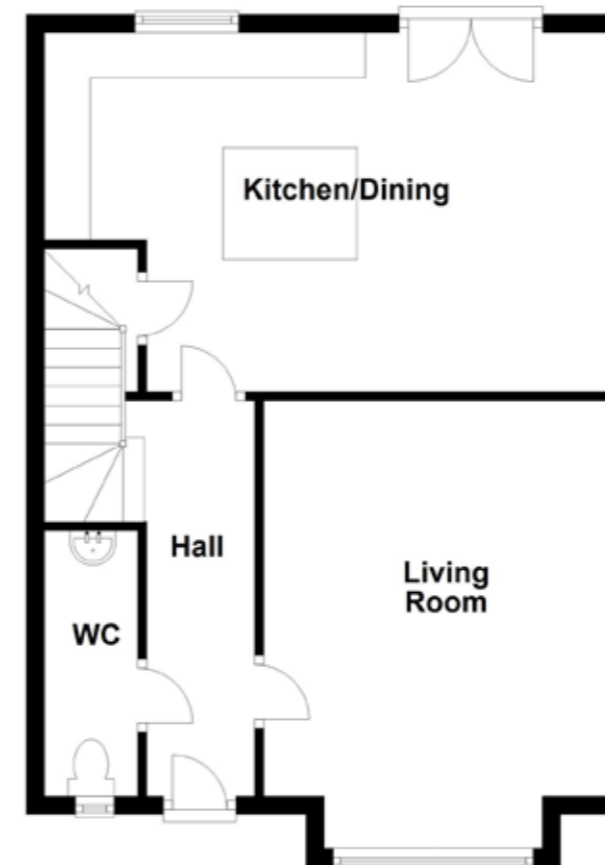


OUTSIDE

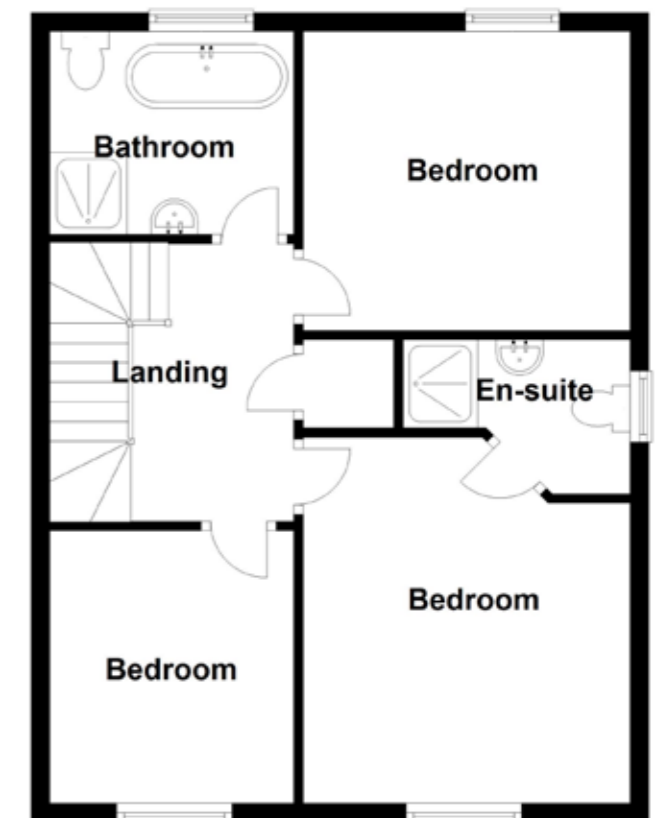
Driveway parking to front, enclosed rear garden in lawn with paved sitting area, outside tap and light



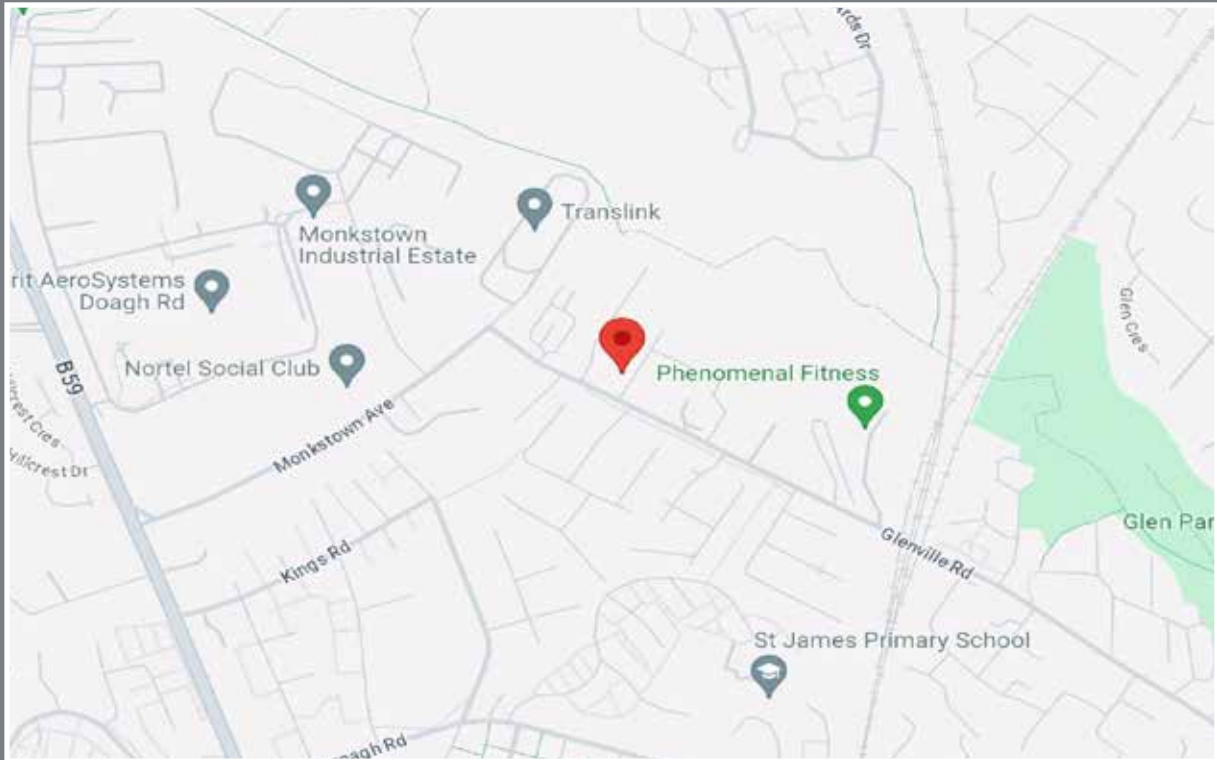
Ground Floor



First Floor



Location



Financial Advice

If you are moving house or investing in property, we can put you in touch with an independent financial advisor. This is a free, no obligation service, so why not contact us to see what they have to offer.



Website

View all our properties on-line or check how your home is selling. Our website is updated every 30 minutes. Visit our website at www.simonbrien.com



Lettings Department

Simon Brien Residential have an experienced and professional lettings department who offer a comprehensive lettings service. Contact our team, without obligation, on **028 9066 8888**



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