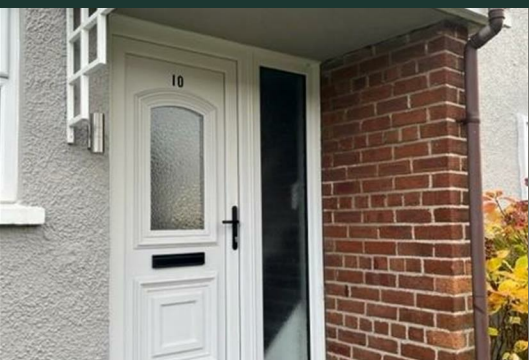




10 Charles Drive
, Ballyclare, BT39 9BX

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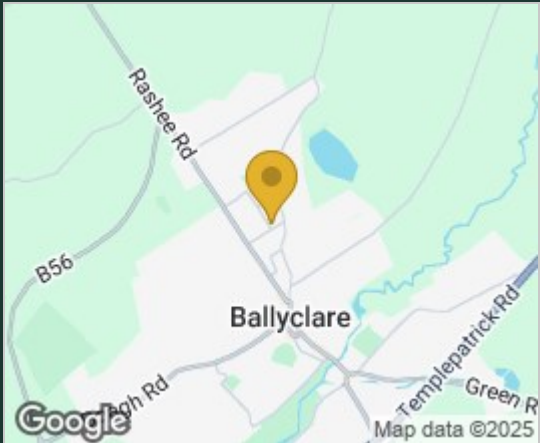


Nest Estate Agents are thrilled to bring to the rental market this recently refurbished home situated just off the Rashee Road in Ballyclare.

This property offers ease of access to local shops, coffee shops, schools and local parks all within walking distance. On hand are public transport links making this property suitable for those commuting to and from Belfast City Centre.

Internally the property has been well finished throughout, featuring an open plan kitchen-dining, living room and bathroom located on the ground floor with 3 spacious bedrooms on the first floor. Externally the property benefits from an enclosed rear garden and a garden to the front.

We anticipate there will be a high level of interest in the property and strongly advise early inspection to avoid disappointment. Contact Nest Estate Agents to arrange a viewing on 02893 438090. Please note you may be required to send some additional information prior to arranging a viewing, application form required to be completed to obtaining tenancy and receipt of full deposit (£725). The property will be available to begin tenancy immediately. Application forms can be found here: <https://nestestateagents.com/tenancyapplicationform/>



Energy Efficiency Rating			Environmental Impact (CO ₂) Rating		
		Potential			Potential
Very energy efficient - lower running costs			Very environmentally friendly - lower CO ₂ emissions		
(92 plus) A			(92 plus) A		
(81-91) B			(81-91) B		
(69-80) C			(69-80) C		
(55-68) D			(55-68) D		
(39-54) E			(39-54) E		
(21-38) F			(21-38) F		
(1-20) G			(1-20) G		
Not energy efficient - higher running costs			Not environmentally friendly - higher CO ₂ emissions		
EU Directive 2002/91/EC		69	EU Directive 2002/91/EC		
Northern Ireland			Northern Ireland		

These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property.