



1 MOUNTVIEW PASS

**Rush Park
Newtownabbey BT37**

- End Terrace
- 3 Bedrooms
- 2 Reception Rooms
- Modern Fitted Kitchen
- White Bathroom Suite
- PVC Double Glazing
- Oil Heating
- Popular Location

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
	49	62
Northern Ireland		EU Directive 2002/91/EC

Offers Around £124,950

1 Mountview Pass

Rush Park, Newtownabbey, BT37 9QB



ACCOMMODATION COMPRISES

GROUND FLOOR

ENTRANCE HALL

Pvc double glazed front door, radiator.

LOUNGE

14'8" x 11'11" (4.47 x 3.63)

Attractive mock fireplace, tiled hearth, radiator.

DINING ROOM

11'2" x 11'1" AT WIDEST (3.40 x 3.38 AT WIDEST)

Radiator.

KITCHEN

Modern range of high and low level units, formica worktop, stainless

steel single drainer sink unit, built in **BEDROOM 2**

stainless steel under oven, ceramic 12'1" x 9'8" AT WIDEST (3.68 x 2.95 AT WIDEST)

hob, stainless steel extractor fan, under fridge space, freezer space, plumbed for washing machine, partly tiled walls, tiled floor, pvc double glazed back door.

FIRST FLOOR

LANDING

Access to roofspace.

BEDROOM 1

14'2" x 10'1" AT WIDEST (4.32 x 3.07 AT WIDEST)

Radiator.

Radiator, built in cupboard.

BEDROOM 3

9'11" x 8'10" AT WIDEST (3.02 x 2.69 AT WIDEST)

Radiator.

BATHROOM

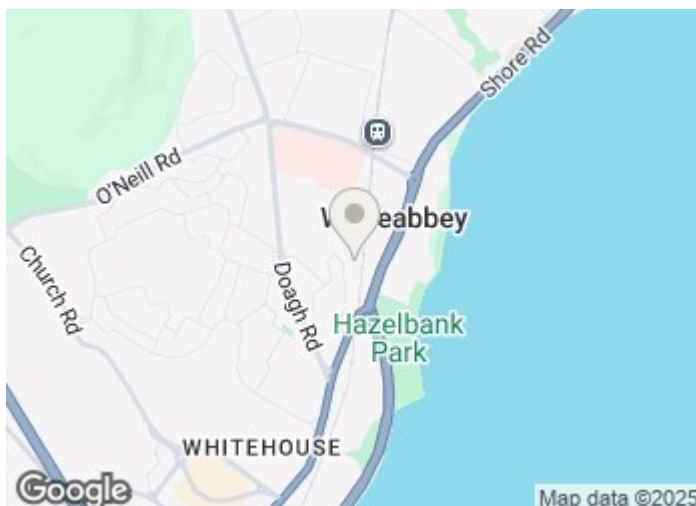
White suite comprising panelled bath, shower attachment, pedestal wash hand basin, low flush wc, partly tiled walls, radiator.

OUTSIDE

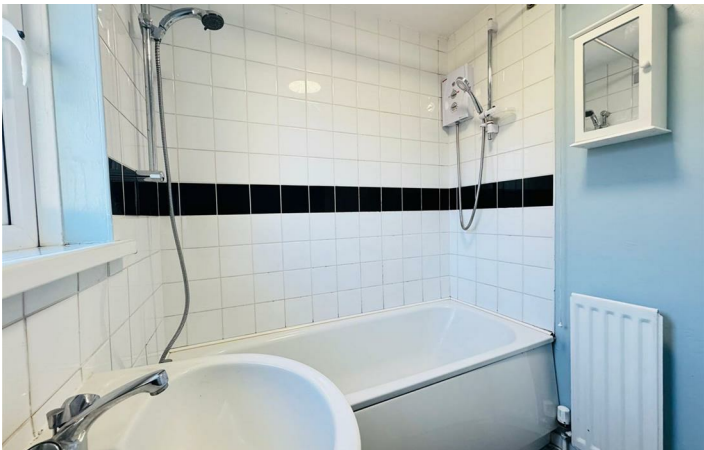
Garden to front in lawn.

Fully enclosed paved garden to rear.

Outhouse with oil boiler & oil tank.



Directions



Floor Plan

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.

