



**12 Ballyfore Road
Ballyduff, Newtownabbey, BT36 6XS**

**Offers Around
£104,950**

We are delighted to offer for sale this mid terrace property which is located just off the Fairview Road in the ever popular Ballyduff Housing Estate where demand for homes is high. This home will appeal to the young buyer seeking their first home or investor alike.

Inside the accommodation comprises: entrance hall, lounge with feature fireplace, fitted kitchen diner, downstairs W.C. and a rear hall with access to rear.

Upstairs there are three bedrooms and a separate tiled shower room.

Other benefits include pvc double glazing and oil heating.

Outside there are gardens to front and rear with superb views towards Knockagh monument.

Early viewing recommended !!

12 Ballyfore Road

Ballyduff, Newtownabbey, BT36 6XS



- Mid Terrace
- Fitted Kitchen / Diner
- Oil Heating
- 3 Bedrooms
- Shower Room
- Superb Views
- Lounge
- PVC Double Glazing

ACCOMMODATION COMPRISES:

GROUND FLOOR

ENTRANCE HALL

Pvc double glazed front door, radiator.

LOUNGE

14'4 x 13'10 at widest (4.37m x 4.22m at widest)

Attractive feature fireplace, radiator.

KITCHEN / DINER

12'4 x 10'5 (3.76m x 3.18m)

Range of high and low level fitted units with Formica worktops. Basin and a half stainless steel sink unit, cooker space, extractor fan, plumbed for washing machine and dishwasher, radiator, partly tiled walls.

FURNISHED CLOAKROOM

Low flush W.C. Wash hand basin.

REAR HALL

Fridge / freezer space, access to downstairs W.C. Pvc double glazed back door.

FIRST FLOOR

LANDING

Access to roofspace.

BEDROOM 1

11'3 x 10'3 at widest (3.43m x 3.12m at widest)

Wood laminate flooring, radiator.

BEDROOM 2

12'0 x 11'2 at widest (3.66m x 3.40m at widest)

Built in robe, hotpress, radiator.

BEDROOM 3

8'11 x 8'3 (2.72m x 2.51m)

Built in robe, radiator.

SHOWER ROOM

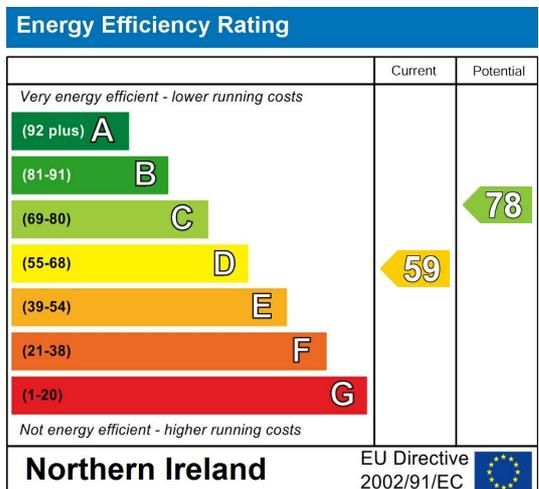
Chrome corner shower cubicle with electric shower, pedestal wash hand basin and low flush W.C. Partly tiled walls, radiator.

OUTSIDE

Garden to front in lawn.

Fully enclosed paved garden to rear.

Superb views towards Knockagh Monument.





****Please note that the any services, heating systems or appliances have not been tested, and no warranty can be given or implied as to their working order****

Questions you may have.

WHICH MORTGAGE WILL SUIT ME BEST?

HOW MUCH DEPOSIT WITH I NEED?

WHAT ARE MY MONTHLY REPAYMENTS GOING TO BE?

To answer these and other mortgage related questions contact 02890833295. You home may be repossessed if you do not keep up your repayments on your mortgage.

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