



132 CAUSEWAY STREET, PORTRUSH



X 3



X 2



X 2

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus)	A		
(81-91)	B		
(69-80)	C		
(55-68)	D	63	72
(39-54)	E		
(21-38)	F		
(1-20)	G		
Not energy efficient - higher running costs			

OFFERS OVER £295,000

132 CAUSEWAY STREET, PORTTRUSH

Situated in a highly sought after central location in Portrush, this attractive terrace house offers bright and well presented accommodation ideal for modern living. The property boasts two bright and welcoming reception rooms, perfect for both relaxing and entertaining.

Upstairs, there are three bedrooms, providing flexible living space. While the home is comfortable as it stands, it offers excellent scope for buyers to personalise and update to their own taste.

To the rear, a low maintenance, south-facing patio garden provides a sunny outdoor space, ideal for enjoying throughout the day. Further enhancing the property is a large garage to the rear, offering valuable off-street parking and additional storage.

Conveniently located just 2 minutes walk from the beach and close to local amenities, schools, and transport links, this home combines practicality with a prime position.

FEATURES

- Oil fired central heating with Grant boiler.
- Double glazing in uPVC frames.
- Enclosed South facing rear patio garden.
- Low maintenance.
- Large garage to the rear.
- Central location.
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ADDITIONAL INFORMATION

TENURE:

ANNUAL RATES: £1,279

ANNUAL SERVICE CHARGE: £0

SCAN THE QR CODE BELOW FOR FULL DETAILS



VIEWING & FURTHER QUERIES

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ENTRANCE PORCH

1.27 m x 0.92 m (4'2" x 3'0")

Tiled floor; glass panel door leading to the hallway.

HALLWAY

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Under stairs storage cupboard; parquet floor.

LOUNGE

3.81 m x 3.44 m (12'6" x 11'3")

Bay window to the front with plantation shutters; red brick fireplace with tiled hearth & wooden mantel; recessed lighting.

OPEN PLAN KITCHEN LIVING & DINING

9.27 m x 4.96 m (30'5" x 16'3")

Recessed lighting throughout.

KITCHEN AREA

6.01 m x 3.48 m (19'9" x 11'5")

Range of fitted units; stone work surfaces; recessed sink & drainer; integrated fridge freezer; fitted Neff oven & grill; feature red brick cooking arch with a tiled splashback & gas hob with extractor unit over; breakfast bar; tiled floor; space for dining; open to living area.

LIVING AREA

3.09 m x 4.96 m (10'2" x 16'3")

Gas stove set on a slate hearth; Karndean flooring; patio doors to the rear.

UTILITY ROOM

1.97 m x 2.40 m (6'6" x 7'10")

Range of fitted units; laminate work surfaces; sink & drainer; plumbed for washing machine; space for dryer; part tiled walls.

SHOWER ROOM

1.24 m x 2.38 m (4'1" x 7'10")

Tiled shower cubicle; toilet; vanity unit with wash hand basin; chrome towel radiator; karndean flooring; part tiled walls.

FIRST FLOOR

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LANDING

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Slingsby ladder access to the roof space; shelved hot press.

BEDROOM 1

4.47 m x 3.80 m (14'8" x 12'6")

Double bedroom to the front; bay window with partial sea view.

BEDROOM 2

2.92 m x 3.11 m (9'7" x 10'2")

Double bedroom to the rear; range of fitted bedroom furniture.

BEDROOM 3

2.80 m x 2.11 m (9'2" x 6'11")

Single bedroom to the front; built in storage cupboard.

BATHROOM

1.82 m x 2.42 m (6'0" x 7'11")

Panel bath with shower over; toilet; vanity unit with wash hand basin; chrome towel radiator; vinyl floor; part tiled walls.

EXTERIOR

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PHILIP TWEEDIE LIMITED (REGISTRATION NUMBER: NI 631370) - REGISTERED OFFICE: 62-64 NEW ROW, COLERAINE, BT52 1EJ

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FLOORPLAN



Floor Plans Are For Guidance Only And Not To Scale. Produced Using Digital Scanning Technology. All Dimensions Are Approximate And Should Not Be Relied Upon. Purchasers Should Verify All Information Independently.



PHOTOS



PHOTOS

