

29 BROOKLANDS PARK CARRICKFERGUS BT38 9SN



Detached bungalow
Three bedrooms
25'2 x 13'10 Lounge open plan to dining room
Feature brick fire surround
Kitchen incorporates a breakfast bar & built in oven, hob & extractor
Shower room with a walk in shower
Gas heating system
pvc double glazing and facias
Attached garage and parking for 4/5 cars
Generous gardens laid to lawn with brick paved patio and pathways
Excellent location, convenient to Whitehead seafront and transport links
No ongoing chain
Viewing recommended

Offers Around £259,950

Tenure: Leasehold

Viewing: Please contact Carrickfergus Branch Tel: 028 9336 5986

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D	64	69
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
Northern Ireland		EU Directive 2002/91/EC

Situated in the highly sought-after Whitehead area, this detached bungalow offers well-proportioned accommodation in a superb location just a short distance from the seafront, local shops, and transport links, making it a strong option for a range of buyers. The property features three bedrooms and a spacious 25'2 x 13'10 lounge, which is open plan to the dining area, with a feature brick fire surround.

The kitchen boasts a breakfast bar, built-in oven, hob, and extractor, while the shower room includes a walk-in shower for ease of access. The home benefits from a gas heating system, PVC double glazed windows, and PVC fascias, helping to improve energy efficiency and reduce maintenance costs.

Externally, the property enjoys generous gardens laid to lawn, complemented by brick-paved patios and pathways, as well as an attached garage and a driveway providing parking for four to five cars.

Offered with no ongoing chain and positioned within easy reach of Whitehead's scenic seafront and key transport routes, a viewing of this well-located bungalow is strongly recommended.

Entrance hall

Double glazed door with double glazed sidelights, radiator, doors to



Lounge diner

25'2 x 14'6 rt 11'5

Double glazed bay window to front aspect, double glazed window from dining area to front aspect, fireplace with red brick surround and raised hearth, radiators, door to kitchen





Kitchen

11'11 x 11'

Double glazed window to front aspect, range of high and low level units with roll edge worktops, inset stainless steel sink and drainer with mixer tap over, built in oven, hob and pull out extractor fan. Integrated fridge freezer and plumbing for washing machine, breakfast bar, radiator.

Rear hall

double glazed door to rear garden, door to garage and a walk in storage cupboard



Bedroom one

11'11 x 11'5

Double glazed window to front aspect, radiator



Bedroom two

11'11 x 11'1

Double glazed window to rear aspect, radiator

Bedroom three

10'11 x 7'8

Double glazed window to rear aspect, radiator



Shower room

Double glazed window to rear aspect, suite comprising low flush Wc, pedestal sink and shower cubicle, fully tiled walls, ceramic tiled floor, radiator



Gardens and grounds

At the rear of the property there is a garden laid to lawn, bounded by hedging with block paved pathways, patio areas and a driveway. At the front there is a garden laid to lawn and an additional driveway leading to the garage



Garage

17' x 9'

Window to side aspect, roller door, power and light

Floor plans

Floor Plan



Floor Plan



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Please note that we have not tested the services or systems in this property. Purchasers should make/commission their own inspections if they feel it is necessary.

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