

## 10 MARITIME DRIVE CARRICKFERGUS BT38 8GQ

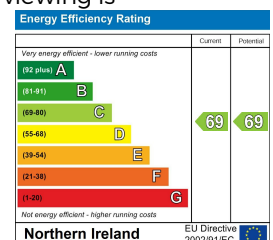


This beautifully presented end terrace home offers a modern open plan ground floor layout that is ideally suited to contemporary living. The lounge, complete with a wall hung gas fire, flows seamlessly into the kitchen area, where high gloss handleless units are complemented by granite work surfaces and a feature island incorporating the stainless steel oven and integrated dishwasher. The island also provides a breakfast bar with seating for four stools, creating an ideal space for both everyday use and entertaining. Further high specification features include a Quettle tap providing instant boiling water, induction hob with retractable downdraft extractor, integrated fridge freezer, microwave and wine fridge. Feature sliding patio doors open onto the enclosed rear garden, which enjoys a westerly aspect and has been laid in lawn and patio. Upstairs, there are two double bedrooms, both with built-in wardrobes, along with a bathroom fitted with a white suite incorporating a P-style bath and fully tiled walls. Additional benefits include double glazed windows in uPVC frames and a gas heating system. Situated in a highly sought after Marina location, the property is convenient to the town centre and within easy reach of a range of restaurants, a supermarket and cinema. Presented to an excellent standard throughout, this home is ideally suited to a first-time buyer or those looking to downsize, and viewing is essential to fully appreciate all it has to offer.

### Offers Around £214,950

Tenure: Leasehold

Viewing: Please contact Carrickfergus Branch Tel: 028 9336 5986





**Entrance hall**

Radiator, tiled floor, door to



**Lounge**

14'6 x 13'0

Double glazed window to front aspect, inset spotlights, wall mounted gas fire, storage cupboard, radiator, tiled flooring, open plan to kitchen area



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.

**REF: 18683595**



**Kitchen area**

16'3 x 9'0

Double glazed sliding doors leading to rear garden, inset spotlights. Wall mounted internal security camera Extensive range of contemporary, high gloss handleless style high and low level units with built in stainless steel oven and microwave. Substantial centre Island with granite work surfaces and an inset 1.5 bowl stainless steel sink with a Quettle tap providing instant boiling water. Integrated appliances including a fridge freezer, dish washer and wine cooler. Built in five ring hob with retractable downdraft extractor fan. Island incorporates a breakfast bar with room for four stools. radiator, tiled flooring.



**Stairs and landing**

Storage cupboard

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**Bedroom one**

12'11" (max) x 10'7"

Double glazed windows to front aspect, built in wardrobes, radiator



**Bedroom two**

10'10 x 9'5

Double glazed windows to rear aspect, built in wardrobe, radiator



**Bathroom**

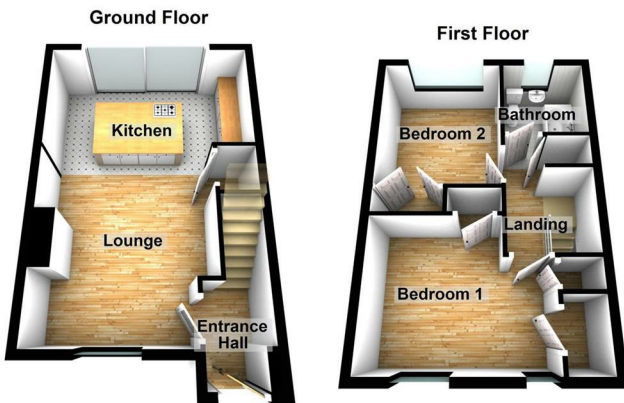
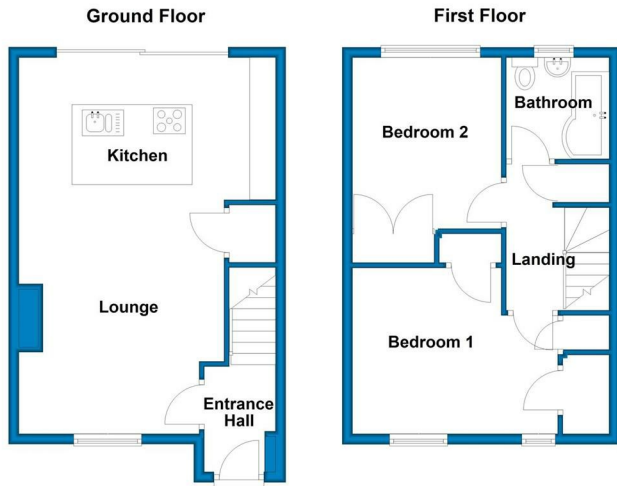
Double glazed window to rear aspect, white suite incorporating a low flush Wc, pedestal sink and a P-Style enclosed bath, chrome heated towel rail, fully tiled walls and flooring

### Gardens and grounds

At the rear of the property there is an enclosed garden boasting a south westerly, part laid to lawn, part laid to patio and stones. Garden shed with power to remain, outside tap



**Floor plans**



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