



Estate Agent • Chartered Surveyor

FOR SALE

EXCELLENT DETACHED CHALET BUNGALOW



9 THORNCROFT

AHOGHILL, BALLYMENA

BT42 1RX

- * **Excellent family accommodation**
- * **2 Reception Rooms & 3 Double Bedrooms**
- * **Large Kitchen plus Utility**
- * **Recently refurbished Bathroom & separate Shower Room**
- * **UPVc windows, doors, gutters and down pipes**
- * **Detached Garage**

Offers in the region of £168,500

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ACCOMMODATION
(All dimensions are approx)

ENTRANCE HALL:	Cloak cupboard
LOUNGE:	16'7" into bay x 12'8" Attractive modern stone fireplace. Laminate floor.
DINING ROOM:	11'9" X 11'8" Laminate floor.
KITCHEN:	14'7" x 12'8" Excellent range of fitted oak units and integrated appliances. Tiled floor and part tiled walls.
UTILITY:	6'2" x 5'9" Fitted units. Tiled floor.
BEDROOM 1:	11'8" x 11'8" Laminate floor.
BATHROOM:	11'7" x 5'9" Panelled bath, separate shower cubicle with electric shower, wc & whb. Fully tiled walls. Tiled floor.
Open tread stairs to First Floor	
BEDROOM 2:	17'4" x 12'8" plus under eaves storage.
BEDROOM 3:	17'4" x 11'8" plus under eaves storage
SHOWER ROOM:	Shower cubicle with electric shower, wc & whb. Tongue and groove ceiling. Tiled walls and floor.
OUTSIDE	
DETACHED GARAGE:	18'8" x 15'0" Oil fired Central Heating boiler. Gardens to front, side and enclosed courtyard garden to rear, mostly in grass and shrubs.

RATES: Domestic Capital Value £140,000
Rates payable 2019/20 £ 1,241.80 information from
Land & Property Services

GROUND RENT: To be confirmed

VIEWING: By appointment



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