NEST
ESTATE AGENTS



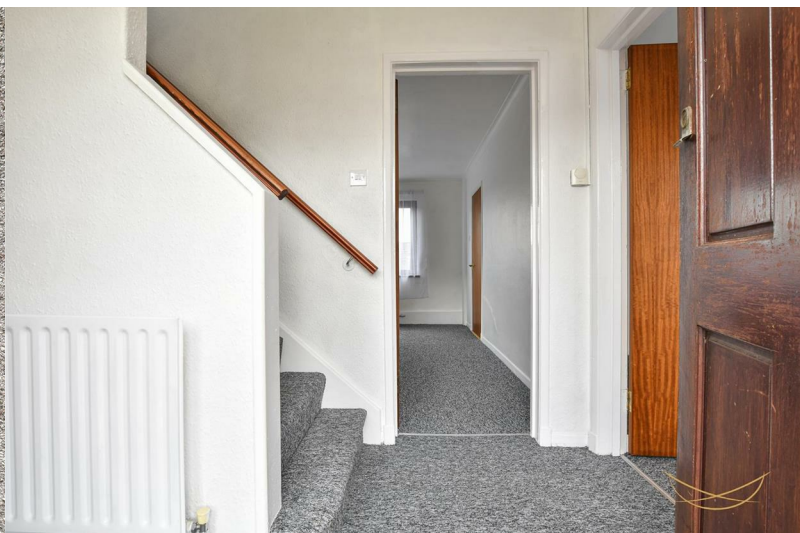
79 Doagh Road

Ballyclare, BT39 9EE

Offers over £129,950

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Welcome to 79 Doagh Road, Ballyclare, a spacious semi-detached property offering well-proportioned accommodation ideally suited to first-time buyers and investors alike. The property comprises three generous bedrooms, two reception rooms, a modern fitted kitchen and a white fitted shower room. Externally, the property benefits from front gardens, an enclosed rear garden and a detached single garage, providing additional storage and practicality. Conveniently located close to Ballyclare town centre, the property is within easy reach of a range of local amenities, schools and public transport links, making it an excellent opportunity for those seeking a home in a well-connected location.

HALLWAY
8'10 x 6 (2.69m x 1.83m)
Hardwood front door with feature glazed insets and side panels. Access to storage.

STORAGE
5'9 x 2'10 (1.75m x 0.86m)

LIVING ROOM
10'5 x 12'5 (3.18m x 3.78m)
Tiled fireplace and hearth with contrasting mantle. Cornice ceiling.

FAMILY ROOM
14'4 x 7'4 (4.37m x 2.24m)
Feature open fire with tiled surround, hearth and mantle.

FITTED KITCHEN
10'4 x 7'4 (3.15m x 2.24m)
Range of high and low level units with contrasting formica worktops. Stainless steel 1.5 bowl sink unit with drainer and mixer taps. Space for oven/ cooker. Integrated extractor fan. Tiled flooring. Tiled splashback. Access to rear garden.

BEDROOM 1
14'2 x 8'9 (4.32m x 2.67m)
Access to storage.

STORAGE
2'5 x 1'9 (0.74m x 0.53m)

BEDROOM 2
10'6 x 9'7 (3.20m x 2.92m)

BEDROOM 3
10'9 x 8'4 (3.28m x 2.54m)

BATHROOM
5'2 x 7'5 (1.57m x 2.26m)
White suite comprising fully enclosed mains shower. Pedestal wash hand basin with mixer taps. Low flush W/C. Tiled flooring. Tiled splashback.

LANDING
9'10 x 5'1 (3.00m x 1.55m)
Access to storage. Access to roofspace.

STORAGE
2'8 x 2'2 (0.81m x 0.66m)

STORAGE
2'8 x 1'9 (0.81m x 0.53m)

GARAGE
18'9 x 123' (5.72m x 37.49m)
Up and over door. Light and power.

OUTSIDE

Rear laid in lawn bordered by flowerbeds. Feature paving.

Front laid in lawn.

We endeavour to make our sales particulars accurate and reliable, however, they do not constitute or form part of an offer or any contract and none is to be relied upon as statements of representation or fact. Any services, systems and appliances listed in this specification have not been tested by us and no guarantee as to their operating ability or efficiency is given.

Do you need a mortgage to finance the property? Contact Smart Mortgages on 02893 438092.









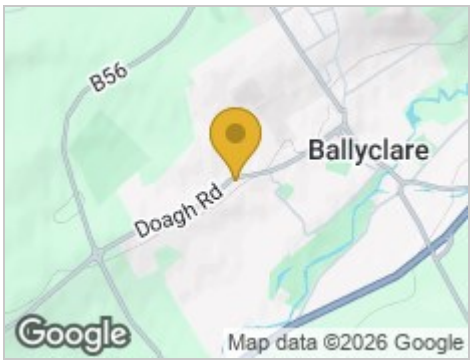
Road Map



Hybrid Map



Terrain Map



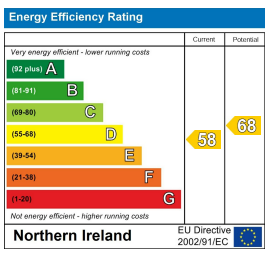
Floor Plan

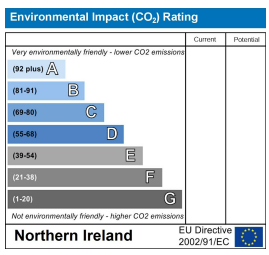


Viewing

Please contact our Nest Estate Agents Office on 02893438090 if you wish to arrange a viewing appointment for this property or require further information.

Energy Efficiency Graph





These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property.

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