

## 46 WHITEHOUSE PARK

### NEWTOWNABBEY BT37 9SQ



- Semi Detached Villa
- 4 Bedrooms
- 2 Reception Rooms
- White Bathroom Suite
- PVC Double Glazing
- Driveway & Gardens
- Popular Location
- Cash Offers Only

Offers Around **£119,950**



Tenure :

Viewing : Please contact UPS Glengormley Branch

Tel : 028 9083 3295

We are delighted to offer for sale this attractive semi detached villa which is located in a very popular residential area just off the Shore Road, Whiteabbey. This property requires complete refurbishment and modernisation therefore we would require cash offers only.

Inside the accommodation comprises; entrance porch, entrance hall, lounge with feature fireplace with cast iron and tiled inset, family room and dining area open to a lean to with pvc door to rear. Also on the ground floor there is a bathroom with white suite. Upstairs there are four bedrooms.

Other benefits include pvc double glazing.

Outside there is a tarmac driveway for ample parking leading to a detached timber garage, superb garden to front in lawn and a large garden to rear.

PLEASE NOTE: full planning permission granted for double extension at side and single extension at rear (plans available upon request).

Early viewing recommended !!

ULSTERPROPERTYSALES.CO.UK

ANDERSONSTOWN  
028 9060 5200

BALLYNAHINCH  
028 9756 1155

CAUSEWAY COAST  
0800 644 4432

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028 9047 1515

BANGOR  
028 9127 1185

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028 9072 9270

GLENGORMLEY  
028 9083 3295

RENTAL DIVISION  
028 9047 1515

BALLYMENA  
028 2565 7700

CARRICKFERGUS  
028 9336 5986

DOWNPATRICK  
028 4461 4101

MALONE  
028 9066 1929



**ACCOMMODATION COMPRISES****GROUND FLOOR****ENTRANCE PORCH**

Original tiled floor.

**LOUNGE**

*14'4" X 11'0" INTO BAY (4.37M X 3.35M INTO BAY)*

Feature fireplace with cast iron and tiled inset, 3 X radiators.

**FAMILY ROOM**

*11'0" X 10'2" (3.35M X 3.10M)*

**DINING AREA**

*8'3" X 6'10" (2.51M X 2.08M)*

Radiator, open to lean to

**LEAN TO**

*11'1" X 10'7" (3.38M X 3.23M)*

Pvc double glazed door to rear.

**BATHROOM**

White suite comprising bath, pedestal wash hand basin, wc, radiator.

**FIRST FLOOR****LANDING****BEDROOM 1**

*12'5" X 11'1" AT WIDEST (3.78M X 3.38M AT WIDEST)*

Original cast iron fireplace.

**BEDROOM 2**

*11'9" X 11'0" AT WIDEST (3.58M X 3.35M AT WIDEST)*

**BEDROOM 3**

*8'5" X 6'11" (2.57M X 2.11M)*

Radiator,

**BEDROOM 4**

*8'3" X 7'4" (2.51M X 2.24M)*

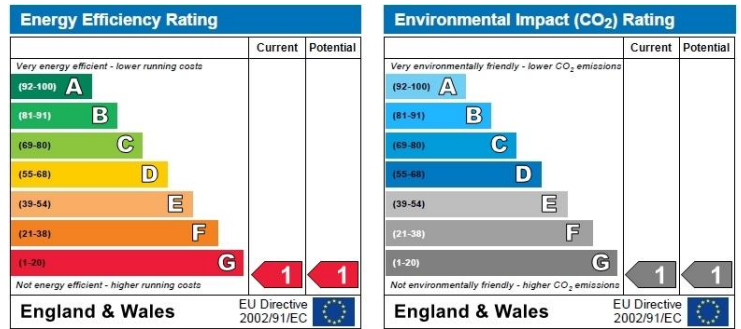
**OUTSIDE**

Tarmac driveway for ample parking leading to a detached timber garage with roller shutter door.

Superb garden to front in lawn.

Large garden to rear.

**OUTSIDE****ENERGY PERFORMANCE GRAPHS**



\*\*Please note that any services, heating system or appliances have not been tested, and no warranty can be given or implied as to their working order. \*\*

Questions you may have.

WHICH MORTGAGE WILL SUIT ME BEST?

HOW MUCH DEPOSIT WILL I NEED?

WHAT ARE MY MONTHLY REPAYMENTS GOING TO BE?

To answer these and other mortgage related questions contact Paul Connell @ 02890833295  
Your home may be repossessed if you do not keep up with repayments on your mortgage.

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