

J. A. McClelland & Sons

Estate Agents • Auctioneers • Valuers • Rural & Land Agents

FOR SALE

**88 DOAGH ROAD
BALLYCLARE**



Detached Bungalow in need of some modernisation situated on a generous site in an established & convenient residential location. Accommodation includes 3 bedrooms & 2 reception rooms, kitchen & utility room whilst externally there are tarmac parking areas, a detached garage and attractive mature gardens.

PRICE: O.I.R.O. £139,950

VIEWING: By Appointment

www.jamcclelland.com

ENTRANCE HALL: Entrance via part glazed wood front door, double glazed window to front, solid wood floor.

LOUNGE: 13'2 x 11' Bay window to front, windows to side, coving, picture rail, tiled fireplace, double radiator, fitted carpet.

DINING ROOM: 11'6 x 10'9 Double glazed window to side, coving, picture rail, tiled fireplace, double radiator, fitted carpet.

KITCHEN: 9'10 x 7'10 Double glazed window to rear, stainless steel single drainer sink unit, wall and base units with work surface, space for electric cooker, space for fridge, double radiator, vinyl tiled floor.

UTILITY ROOM: Wooden door to rear, window to front, plumbed for washing machine, space for dryer, built in cupboard.

BEDROOM 1: 12' x 9' Double glazed windows to front & side, picture rail, radiator, laminated wood floor.

BEDROOM 2: 12' x 8'6 Double glazed window to side, picture rail, double radiator, fitted carpet.

BEDROOM 3: 12' x 11' Double glazed window to rear, picture rail, tiled fireplace, double radiator, fitted carpet.

BATHROOM: Frosted window to rear, 2 piece white suite comprising panelled bath, pedestal hand basin, hot press, part tiled walls, double radiator, fitted carpet.

SEPARATE WC: Frosted window to rear, LLWC, part tiled walls, vinyl tiled floor.



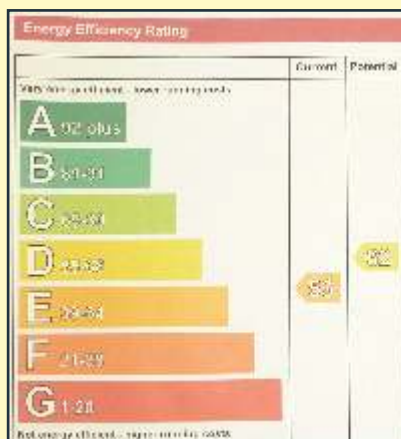
Outside

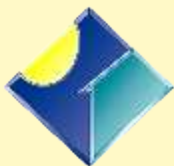
PARKING & GARAGE: Tarmac driveway with parking at front & side. Detached garage to rear with up and over door.

GARDENS: Attractive mature gardens to front & rear mainly laid to lawn with a range of shrubs & trees.



Energy Performance Certificate





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