

24 BLUEFIELD CLOSE CARRICKFERGUS BT38 7XQ



Detached house

Three double bedrooms

19'10 x 10'1 lounge incorporating feature stone fireplace & bay window
Dining room open plan to 13' x 13' sun room both with solid wood flooring
Contemporary grey shaker style kitchen units
Built in oven, hob, extractor and fridge freezer
Modern white bathroom suite incorporating separate shower cubicle
Matching tiling through entrance hall and kitchen
Recently redecorated throughout including extensive recarpeting
Double glazed windows in pvc frames, gas heating system
Detached garage and driveway providing off road parking for four cars
Excellent presentation throughout
Convenient to Carrickfergus town centre and amenities
No ongoing chain, viewing essential

Offers Around £218,950

Tenure: Leasehold

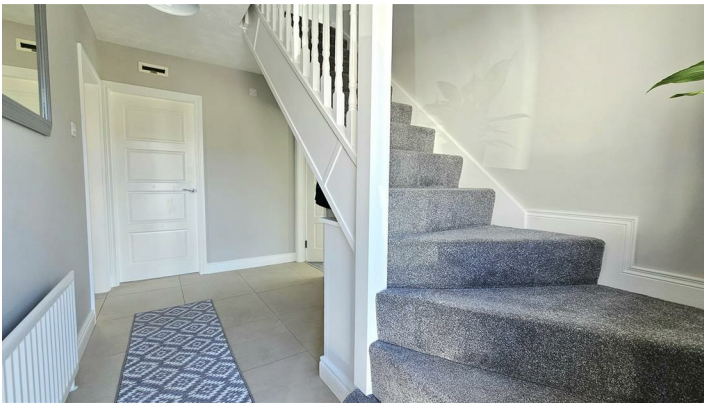
Viewing: Please contact Carrickfergus Branch Tel: 028 9336 5986

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs	(92 plus) A		
	(81-91) B		
	(69-80) C	69	69
	(55-68) D		
	(39-54) E		
	(21-38) F		
	(1-20) G		
Not energy efficient - higher running costs			
Northern Ireland		EU Directive 2002/91/EC	

This well-presented detached house offers an excellent opportunity for a family seeking a spacious and comfortable home in a convenient location close to Carrickfergus town centre and its many amenities. The property features three generously sized double bedrooms and a bright 19'10 x 10'1 lounge, which benefits from a bay window and a feature stone fireplace, creating a welcoming and characterful living space. The dining room is open plan to a 13' x 13' sunroom, both of which have solid wood flooring, adding warmth and style while providing an ideal space for family gatherings. The contemporary grey Shaker-style kitchen is well-equipped with a built-in oven, hob, extractor, and fridge freezer, offering both functionality and modern appeal. The bathroom is finished with a modern white suite, incorporating a separate shower cubicle for added convenience. The entrance hall and kitchen feature matching tiling, and the home has been recently redecorated throughout, including extensive recarpeting, ensuring it is ready for immediate occupation. Additional benefits include double-glazed PVC windows, a gas heating system, a detached garage, and a driveway providing off-road parking for up to four cars. With its excellent presentation, generous accommodation, and prime location, this home is an ideal choice for a family, and with no ongoing chain, early viewing is essential.

Entrance hall

Double glazed window and door to side aspect, radiator, porcelain tiled flooring



Lounge

19'10 into bay x 12'4

Double glazed bay window to front aspect, double glazed window to side aspect, fireplace with stone surround, granite inset and hearth, radiator





Kitchen

12'3 x 9'8

Double glazed window and door to rear aspect, range of contemporary shaker style high and low level units with roll edge worktops and matching upstands, inset stainless steel sink and drainer with mixer tap over, built in stainless steel oven and 4 ring hob with extractor fan over, integrated fridge freezer, plumbed for washing machine, radiator, porcelain tiled flooring



Dining Room

10'4 x 9'8

Double glazed window to rear aspect, radiator, solid wood flooring, open plan to sunroom



Sun Room

13'9 max x 13'0

Double glazed window to front, rear and side aspect, double glazed door to rear garden, radiator, solid wood flooring

Bedroom Three

10'4 x 9'9

Double glazed window to front aspect, radiator

Stairs & Landing

Airing cupboard, doors to



Bedroom One

17'9 x 9'11

Double glazed window to front aspect, fitted mirrored sliderobes, radiator



Bedroom Two

17'9 x 9'9

Double glazed window to rear aspect, radiator



Bathroom

Velux window to side aspect, white suite comprising corner suite bath, WC, pedestal sink and separate shower cubicle, chrome heated towel rail, tiled flooring



Gardens & Grounds

At the rear there is an enclosed patio. At the front there is a garden in lawn and a driveway leading to a detached garage

Garage

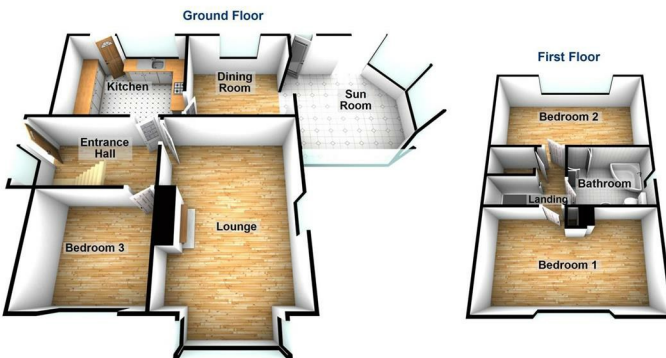
18'2 x 9'11

Detached matching garage with power and light

Floor Plans



Please note this floor plan is for marketing purposes only, is not to scale and is to be used as a guide only. No liability is accepted in respect of any consequential loss arising from the use of this plan. Plan produced using PlanUp.



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