McMillan McClure Estate Agents
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369 Carnmoney Road, Newtownabbey

Starting Bid: £139,950.00

For sale by McMillan McClure Estate Agents via the iamsold Bidding Platform

Please note this property will be offered by online auction (unless sold prior). For auction date and time please visit iamsoldni.com. Vendors may decide to accept pre-auction bids so please register your interest with us to avoid disappointment.

-369, Carnmoney Road Newtownabbey, BT366NN-

Summary:

A detached villa occupying a generous site in a highly popular and convenient location. The property oƱers three bedrooms, lounge, fitted kitchen and shower room, together with double glazing and gas-fired central heating. Externally, there are gardens to the front, side and rear, along with useful stores and an outbuilding. The property is in need of refurbishment and oƱers excellent potential for buyers looking to create a home to their own specification.

There may also be potential for redevelopment, subject to the necessary planning consents and permissions. Ideally positioned for access to a range of local shops, schools and public transport links, this property presents an exciting opportunity to modernise, improve or

potentially redevelop, subject to the relevant consents

Auction Guide £139,950

3 bed(s)
1 bath(s)
1 reception(s)

Tenure:
Leasehold

Type:
House - Detached

Council Tax Band:
Northern Ireland

Lease:
999 years remaining

EPC:
Current:57 | D
Potential:75 | C

Key Points:

-Detached villa on generous site
-3 Bedrooms
-Lounge
- Fitted kitchen
-Shower room
-Double glazing
- Gas fired central heating
- Garden to front, side and rear
-Stores & outbuilding
- In need of refurbishment

Full description:

Ground Floor;
Entrance Porch:
Wood panelling

Entrance Hall
Laminate wood flooring, understairs storage
Lounge 5.03m x 3.2m (At max)

Tiled fireplace and hearth, storage cupboard
2.97m x 2.64m (at max)

Laminate wood flooring
2.24m x 1.88m
Laminate wood flooring, gas fired boiler

Kitchen 3.43m x 3.12m
Range of high and low level units, round edge worksurfaces, single drainer stainless steel sink unit, plumbed for washing machine, wall tiling, cooker point

First Floor;
Landing:
Bedroom (1) 5.03m x 2.97m (at max)
Including built in robes, laminate wood flooring

Bedroom (2) 4.39m x 3.07m (at max)
Including hot press, access to roofspace, view over surrounding hills

Shower Room
Walk in shower area with controlled shower, pedestal wash hand basin, low flush W/C, wall tiling, panelling

Outside:
Garden to front in lawn
Side and rear garden, outside stores, greenhouse

To VIEW or make a BID contact McMillan McClure Estate Agents or iamsoldNI.com

Auctioneer's Comments

This property is for sale under Traditional Auction terms. Should you view, offer or bid on the property, your information will be shared with the Auctioneer, iamsold.

With this auction method, the buyer and seller must Exchange immediately, and Complete 28 days thereafter.

The buyer is required to make payment of a non-refundable Contract Deposit of 10% to a minimum of £6,000.00.

The buyer is also required to make a payment of a non-refundable, Buyer Administration Fee of 1.80% of the purchase price including VAT, subject to a minimum of £2,400.00 including VAT, for conducting the auction.

Buyers will be required to go through an identification verification process with iamsold and provide proof of how the purchase would be funded.

Terms and conditions apply to the traditional auction method and you are required to check the Buyer Information Pack for any special terms and conditions associated with this lot.

The property is subject to an undisclosed Reserve Price with both the Reserve Price and Starting Bid being subject to change.

Referral Arrangements

The Partner Agent and Auctioneer may recommend the services of third parties to you. Whilst these services are recommended as it is believed they will be of benefit; you are under no obligation to use any of these services and you should always consider your options before services are accepted.

Where services are accepted the Auctioneer or Partner Agent may receive payment for the recommendation and you will be informed of any referral arrangement and payment prior to any services being taken by you.

Disclaimer

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 or representation of fact, but must satisfy themselves by inspection, measurement 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. Properties may be sold via online auction or public auction and bids made prior to public auction may be accepted by the vendors. iamsold and our partner auctioneer will share relevant personal information and transactional updates with each other so that we can effectively market and sell properties including the arrangement of viewings and follow up.