

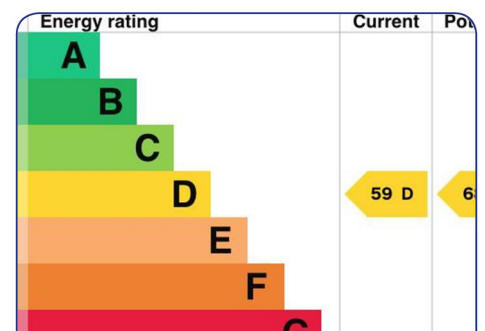
£175,000

FOR SALE



19 Dairyvale, Limavady, BT49 0DZ

- Detached Bungalow
- 3 Bedrooms / Kitchen / Lounge
- In Need of Refurbishment
- UPVC Double Glazing
- Tarmac Driveway
- Excellent Residential Area



PUBLIC NOTICE:

We are acting in the sale of the above property and have received an offer of £195,000.

Any interested parties must submit their offer in writing to the selling agent within 14 days of this notice. If no further acceptable offers are received during this period, the property will be marked as Sold Subject to Contract (SSTC) and no further offers will be accepted while under this status.

14/09/2026

Description:

Daniel Henry Estate Agents are happy to present this three bedroom detached bungalow to the market. The property is in need of immediate refurbishment. With three bedrooms, kitchen and lounge and situated in the sought after residential area of Dairyvale, this house is sure to attract a lot of interest. Viewing is strictly by appointment only with the undersigned agent.

Location:

Leaving Limavady along the Broad Rd, take right at the roundabout onto the Greystone Rd. Travel along this road until the roundabout and take right onto the Edenmore Rd. Go along this road and take the fifth road on the left onto the Bovally rd and then the second road on the left into Dairyvale. Follow the road around to the right until the end of the cul de sac and No. 19 is directly in front of you.

Accommodation to Include:

Hallway:

Solid wood flooring. Telephone point.

Lounge:

16'4" x 11'9" (5.0 x 3.6)

With a wooden fireplace with tiled inset and tiled hearth. Solid wood flooring.

Agent: *Daniel Henry (Limavady)*

32 Market Street Limavady BT49 0AA

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Kitchen:

16'8" x 11'9" (5.1 x 3.6)

Fitted with a range of eye and low level unit with matching work top. Tiled around units. Stainless steel sink unit. Built in hob and oven. Glass display unit. Tiled flooring. Pelmet over window. UPVC doors.

Utility Room:

11'9" x 5'6" (3.6 x 1.7)

Tiled flooring.

Bedroom 1:

11'9" x 11'5" (3.6 x 3.5)

Laminate flooring.

En-suite:

11'5" x 3'3" (3.5 x 1.0)

Pedestal wash hand basin. Low Flush W.C. Tiled flooring.

Bedroom 2:

10'2" x 8'10" (3.1 x 2.7)

Laminate flooring.

Bedroom 3:

11'5" x 10'2" (3.5 x 3.1)

Laminate flooring.

Bathroom:

8'6" x 6'10" (2.6 x 2.1)

With a fitted white bath with shower attachment over bath. Pedestal wash hand basin. Low Flush W.C. Fully tile shower cubicle. Tiled flooring. Part tiled walls.

Exterior Features:

Tarmac driveway to the side of the property. Attached garage (unfinished). Garden to the front laid in lawn. Garden to the rear laid in lawn.

Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C		
55-68	D	59 D	68 D
39-54	E		
21-38	F		
1-20	G		

Misrepresentation clause: Daniel Henry, give notice to anyone who may read these particulars as follows:

1. The particulars are prepared for the guidance only for prospective purchasers. They are intended to give a fair overall description of the property but are not intended to constitute part of an offer or contract.
2. Any information contained herein (whether in the text, plans or photographs) is given in good faith but should not be relied upon as being a statement of representation or fact.
3. Nothing in these particulars shall be deemed to be a statement that the property is in good condition or otherwise nor that any services or facilities are in good working order.
4. The photographs appearing in these particulars show only certain parts of the property at the time when the photographs were taken. Certain aspects may be changed since the photographs were taken and it should not be assumed that the property remains precisely as displayed in the photographs. Furthermore, no assumptions should be made in respect of parts of the property which are not shown in the photographs.
5. Any areas, measurements or distances referred to herein are approximate only.
6. Where there is reference to the fact that alterations have been carried out or that a particular use is made of any part of the property this is not intended to be a statement that any necessary planning, building regulations or other consents have been obtained and these matters must be verified by an intending purchaser.
7. Descriptions of the property are inevitably subjective and the descriptions contained herein are given in good faith as an opinion and not by way of statement of fact.
8. None of the systems or equipment in the property has been tested by Daniel Henry for Year 2000 Compliance and the Purchasers / Lessees must make their own investigations.

www.danielhenry.co.uk
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