

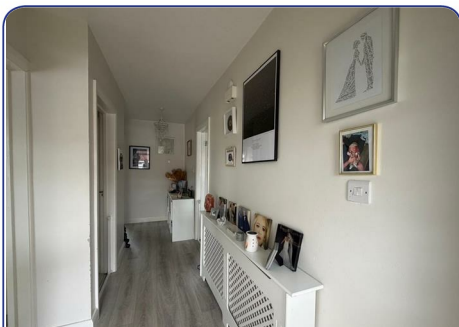
£209,950

FOR SALE



67 Woodburn Park, L'derry, BT47 5PT

- SEMI-DETACHED BUNGALOW
- OIL FIRED CENTRAL HEATING
- PVC EXTERIOR DOORS
- PVC DOUBLE GLAZED WINDOWS
- DRIVEWAY TO REAR
- GARAGE
- EPC RATING-E



ACCOMMODATION

VESTIBULE

Having tiled floor

HALL

Having laminated wooden floor

LOUNGE/KITCHEN/DINING

25' x 11'10" (7.62m x 3.61m)

Having fireplace, laminated wooden floor.

Kitchen area- Having range of eye and low level units, single drainer sink unit with mixer taps, integrated dishwasher, built in oven and microwave, hob, stainless steel extractor hood, space for fridge freezer, laminated wooden floor, dining space.

UTILITY PORCH

Plumbed for washing machine, space for tumble dryer, laminated wooden floor.

BEDROOM (1)

13'7 x 8'10 (4.14m x 2.69m)

BEDROOM (2)

14'8 x 6'9 (4.47m x 2.06m)

Having storage

BEDROOM (3)

10'4" x 8'5" (into built in wardrobe) (3.15m x 2.59m (into built in wardrobe))

Having built in wardrobes with sliding mirror doors

BATHROOM

Comprising bath with electric shower over, shower screen, WHB set in vanity unit, WC, tiled walls and floor, chrome radiator.

EXTERIOR FEATURES

Neat lawns to front and side. bordered by wall and gate.

E V charging point.

Yard to rear.

Decked patio area.

Garage

GARAGE

Having electric roller door, light and power points, side window and door.

ESTIMATED ANNUAL RATES:

£1191.00 APPROX (AUG 2026)

Agent: Daniel Henry (Waterside)

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