

£150,000

FOR SALE



11 Glen Road, Derry, BT48 0BY

- SEMI DETACHED HOUSE
- 3 BEDROOM/1 RECEPTION
- PROVISION FOR OIL FIRED CENTRAL HEATING
- PVC DOUBLE GLAZED WINDOWS
- PVC FRONT & REAR DOORS
- LARGE SHED
- EPC RATING - E
- SOLD AS SEEN



ACCOMMODATION

HALLWAY

Having laminated wooden floor.

GUEST WHB & WC

Having tiling around whb and wooden floor.

LOUNGE

14'8" x 13' into bay (4.47m x 3.96m into bay)
Having fireplace with cast iron inset and tiled hearth, black surround, laminated wooden floor.

KITCHEN / DINING AREA

13' x 9'9" (3.96m x 2.97m)
Rayburn cooker, tiled floor.

UTILITY ROOM

9'9" x 6'2" (2.97m x 1.88m)
Having eye and low level units, single drainer stainless steel sink unit with mixer taps, plumbed for washing machine, tiled floor.

FIRST FLOOR

BEDROOM 1

13' x 9'9" wp (3.96m x 2.97m wp)
Having laminated wooden floor.

BEDROOM 2

12'8" x 11'6" (3.86m x 3.51m)
Having built in wardrobe and laminated wooden floor,

BEDROOM 3

10'6" x 8'9" wp (3.20m x 2.67m wp)
Having laminated wooden floor.

SHOWER ROOM

Comprising fully tiled walk in electric shower, whb with mixer taps and tiling around, wc, hotpress, tiled floor.

EXTERIOR FEATURES

Parking to front bordered by wall.
Yard to rear.
Outside light and tap.

LARGE SHED

15'8" x 10' (4.78m x 3.05m)

ESTIMATED ANNUAL RATES

£1405 (October 2026)

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2. The Fixtures, Fittings & Appliances have not been tested and therefore no guarantee can be given that they are in working order.
3. Photographs are reproduced for general information and it cannot be inferred that any item shown is included in the sale.
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