





P. McDERMOTT

IMPORTANT INFORMATION
We endeavour to make our sales details accurate but they should not be relied on as statements or representations of fact and they do not constitute any part of an offer or contract. The seller does not make any representations or give any warranty in relation to the property and we have no authority to do so on behalf of the seller. Any information given by us in these sales details or otherwise is given without responsibility on our part. Services, fittings and equipment referred to in the sales details have not been tested (unless otherwise stated) and no warranty can be given as to their condition. We strongly recommend that all the information which we provide about the property is verified by yourself or your advisers. Please contact us before viewing the property. If there is any point of particular importance to you we will be pleased to provide additional information or to make further enquiries. We will also confirm that the property remains available. This is particularly important if you are contemplating travelling some distance to the property.

YOUR HOME IS AT RISK IF YOU DO NOT KEEP UP REPAYMENTS ON A MORTGAGE OR OTHER LOAN SECURED ON IT.



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PROPERTY & MORTGAGES



**29 GLENBRACKEN DRIVE,
FEENY BT47 4UE**

Excellent 4 bedroom semi-detached house with detached garage in a very popular residential location. Enjoys panoramic views of the Sperrin Mountains. It is finished to a high specification and early viewing is recommended.

Additional features:

- ◆ 4 spacious bedrooms
- ◆ Detached Garage
- ◆ Oil Fired Heating
- ◆ UPVC Double Glazed Windows
- ◆ UPVC Front & Back Doors
- ◆ Excellent Views of the Sperrins

PRICE: OFFERS AROUND £119,500
VIEWING: BY APPOINTMENT THROUGH AGENT

P. McDermott Property & Mortgages

130 Main Street | Dungiven | Co. Derry BT47 4LG
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Entrance Hall: Bright spacious entrance hall with tiled floor. Cloaks under stairs. Coving to ceiling.

Living Room: 15'7 x 13' Feature open fire with ornate cast iron fire surround and marble tiled hearth. Solid Maple floor. Coving to ceiling. T.v points.



Kitchen/ Dining: 21'6 x 14' Excellent range of eye and low level fitted kitchen units incorporating glazed display units and pelmet over window. 1½ bowl stainless steel sink with mixer taps. Electric hob & oven and fridge/ freezer. Walls tiled above kitchen units and floor tiled.



Utility Room: 7'1 x 5'1 Low level kitchen units, plumbed for washing machine. Tiled floor. uPVC back door.

Ground Floor w.c: 7'9 x 3' Low flush w.c. Pedestal wash hand basin. Tiled floor.

1st Floor Landing: Spacious landing with solid Maple flooring. Shelved hot-press. Carpet to stairs.

Bedroom 1: 11'2 x 9'1 Laminate wooden floor.

Bedroom 2: 12'1 x 11'7 Laminate wooden floor. T.v point.

En Suite: Low flush w.c, pedestal wash hand basin & fully tiled shower cubicle with electric shower. Tiled floor.

Bedroom 3: 12' x 8'4 Laminate wooden floor.

Bedroom 4: 9'1 x 9'1 Laminate wooden floor.



Bathroom: 8'4 x 6'10 Suite includes; low flush w.c, pedestal wash hand basin, bath and fully tiled shower cubicle with mixer taps. Walls ½ tiled. Floor tiled.

Exterior: Front garden laid in lawn and gravel driveway. Raised timber deck area to rear and sloped garden area. Rear garden planted with mature shrubs.

Detached Garage: 17' x 9' Roller shutter door & pedestrian side door.