

CHRIS MORGAN PROPERTY

20 Church Street, Dungannon BT71 6AB

Tel : 028 8772 7897

Sales — Lettings — Property Management — Valuations
&
Property Advice

FOR SALE

29 Mullaghmore Park
Dungannon
BT70 1UL

Bedrooms	3
Bathrooms	2
Receptions	2



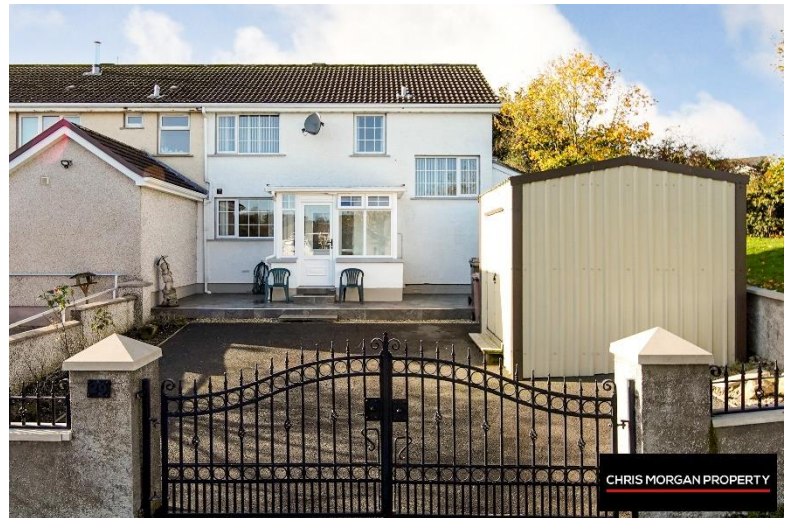
OFFERS OVER : £124,995

CHRIS MORGAN PROPERTY ARE PLEASED TO PRESENT THIS IMMACULATE 3 BEDROOM SEMI-DETACHED HOME TO MARKET SITUATED IN THE POPULAR 'MULLAGHMORE PARK' DEVELOPMENT LOCATED JUST OFF THE NEWELL ROAD AREA OF TOWN. THIS HOME IS CENTRALLY LOCATED WITHIN DUNGANNON TOWN WITH CLOSE LINKS TO ALL LOCAL SCHOOLS, SHOPS, AND ALL OTHER LOCAL AMENITIES THE TOWN HAS TO OFFER.

THIS HOME HAS BEEN RECENTLY REFURBISHED THROUGHOUT AND ALSO EXTREMELY WELL LOOKED AFTER AND VERY RARELY DOES A HOME OF THIS STANDARD COME TO MARKET IN THIS PART OF TOWN. THIS PROPERTY SUIT FIRST TIME HOME BUYERS OR INVESTORS SEEKING A HOME WHERE LITTLE WORK OR MAINTAINANCE IS REQUIRED.

PROPERTY FEATURES:

- IMMACULATE CONDITION INSIDE AND OUT
- 2 SPACIOUS RECEPTION AREAS
- 3 LARGE BEDROOMS
- UPVC DOORS AND WINDOWS
- OF STREET AND ENCLOSED CAR PARKING AREA
- TARMAC DRIVEWAY TO FRONT OF PROPERTY
- PAVED AREA TO FRONT OF PORCH
- OIL FIRED CENTRAL HEATING
- OAK INTERNAL PANEL DOORS
- GREAT LOCATION WITHIN DUNGANNON TOWN
- PERFECT FOR FIRST TIME BUYERS/INVESTORS



ACCOMODATION IN BRIEF:

GROUND FLOOR:

FRONT PORCH – 2.8 X 1.9M – UPVC DOORS/WINDOWS, TILED FLOOR

ENTRANCE HALLWAY – 5.4 X 3.3M – UPVC DOOR, WOODEN FLOOR, SINGLE RADIATOR

KITCHEN – 4.2 X 3.4M – TILED FLOOR AND WALLS, HIGH AND LOW UNITS WITH BUILT IN COOKER AND HOB, STAINLESS STEEL SINK, BUILT IN STORAGE FOR FRIDGE/FREEZER, SINGLE RADIATOR

LIVING AREA – 5.2 X 3.4M – CARPET FLOOR, TV POINTS, WOODEN FIREPLACE, SINGLE RADIATOR

DINING AREA – 4.1 X 3.4M – WOODEN FLOOR, SINGLE RADIATOR

DOWNSTAIRS BATHROOM – 2.1 X 2.0M – TILED FLOOR AND WALLS, WC, WHB, SEPARATE SHOWER, SINGLE RADIATOR

STORAGE ROOM – 2.3 X 1.0M – CARPET FLOOR

FIRST FLOOR:

UPSTAIRS HALLWAY – 4.2 X 3.2M – CARPET TO STAIRS AND LANDING, SINGLE RADIATOR

BEDROOM 1 – 3.5 X 3.3M – CARPET FLOOR, SINGLE RADIATOR

BEDROOM 2 – 4.1 X 3.3M – CARPET FLOOR, BUILT IN STORAGE SPACE, SINGLE RADIATOR

BEDROOM 3 – 3.4 X 3.1M – CARPET FLOOR, BUILT IN STORAGE SPACE, SINGLE RADIATOR

FAMILY BATHROOM – 2.3 X 2.2M – LAMIINATE FLOOR, TILED WALLS, WC, WHB, BATH/BUILT IN SHOWER, HEATED TOWEL WRACK

EXTERNAL AREAS:

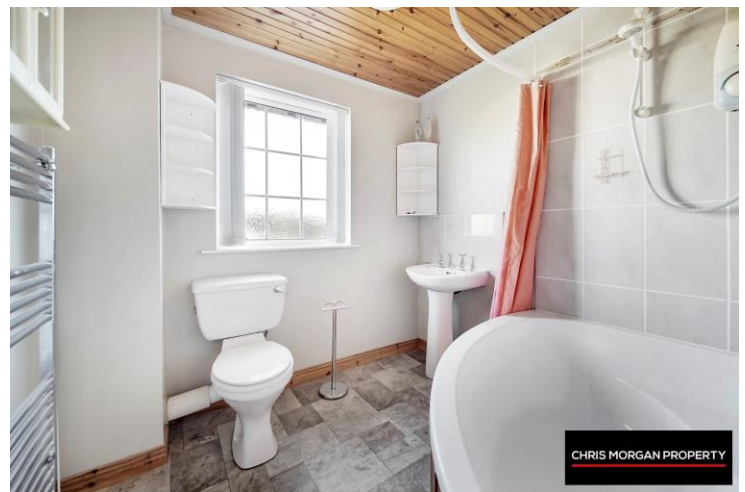
OFF STREET CAR PARKING

TARMAC DRIEWAY TO FRONT OF PROPERTY

GARDEN TO REAR OF HOME

2 LARGE STORAGE SHEDS IN SITU

STEEL GATES TO FRONT



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