

SPECIAL FEATURES OF THE PROPERTY INCLUDE:



VIEWING STRICTLY BY APPOINTMENT ONLY

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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.

Daniel
Henry
ESTATE AGENTS

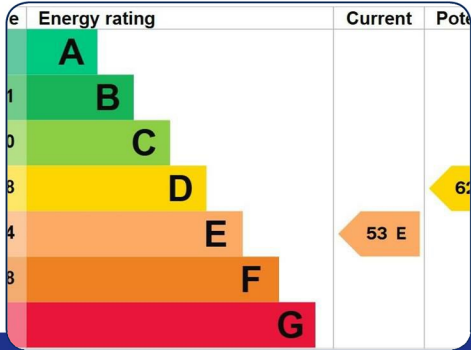
£275,000

FOR SALE



21 Drumcraig Road, L'Derry, BT47 2SE

- DETACHED BUNGALOW
- 4 BEDROOMS
- OIL FIRED CENTRAL HEATING
- PVC DOUBLE GLAZED WINDOWS
- EXTENSIVE LAWNS TO FRONT & REAR
- ANNEX WITH SEPARATE ACCESS
- DETACHED GARAGE WITH CAR PORT.



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ACCOMMODATION

HALLWAY

Having cloaks cupboard, tiled floor, glazed door to Lounge.

LOUNGE

18'7" x 15'2" into bay (5.66m x 4.62m into bay)

Having attractive fireplace, ceiling cornicing, wall light points.

DINING / FAMILY ROOM

11'9" x 10'1" (3.58m x 3.07m)

Having ceiling cornicing and laminated wooden floor.

KITCHEN

11'9" x 11'1" (3.58m x 3.38m)

Having range of eye and low level units, tiling between units, double bowl sink unit with mixer taps, hob, electric underoven, corner extractor canopy, space for fridge.

UTILITY ROOM

7'5" x 6'5" (2.26m x 1.96m)

Having eye and low level units, single drainer stainless steel sink unit with mixer taps, plumbed for washing machine and dishwasher, cloaks cupboard plumbed for toilet.

BEDROOM 1

14' x 10'1" (4.27m x 3.07m)

Having double built in wardrobe.

BEDROOM 2

12'4" x 9'1" (3.76m x 2.77m)

Having double built in wardrobe.

BEDROOM 3

10'1" x 9'9" (3.07m x 2.97m)

BATHROOM

Comprising bath wth shower attachment to taps, whb and wc, fully tiled walk in shower, hotpress, 1/2 tiled walls, tiled floor.

LOUNGE

12'5" x 10'9" (3.78m x 3.28m)

Having ceiling cornicing.

BEDROOM 4

10'1" x 10'1" (3.07m x 3.07m)

Having double built in wardrobe, laminated wooden floor.

KITCHEN AREA

12'5" x 9'1" (3.78m x 2.77m)

Having low level units, sink unit.

SHOWER ROOM

Comprising fully tiled walk in electric shower, whb and wc, tiled floor.

EXTERIOR FEATURES

Neat lawns to front stocked with abundance of plants, trees and shrubs.

Raised lawn to rear.

Car port.

Greenhouse.

Potting shed.

Gazebo.

DETACHED GARAGE

Up and over door.

Light and power points.

Tap.

ESTIMATED ANNUAL RATES

