



Detached Four Bedroom Chalet Bungalow
In Excellent Decorative Order
Shaker Style Kitchen Open To Dining Area
Offering Excellent Family Accommodation
Large Rear Garden With Sunny Aspect

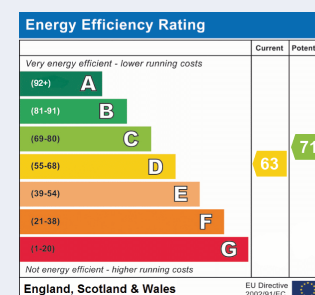


12 Bramblewood Drive, Portadown, Co Armagh BT62 3UA

- Entrance hall
- Lounge with marble fireplace
- Shaker style kitchen
- Dining area
- Four bedrooms or three bedrooms plus family room
- Shower room (downstairs)
- Shower room (upstairs)
- PVC double glazed windows
- Oil fired heating
- Large enclosed rear garden with decked area
- Garage with utility area

PRICE GUIDE £220,000

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Entrance hall
16' 10" x 5' 9" (5.13m x 1.75m) PVC front door, Hot press, cloaks cupboard

Lounge
18' 5" x 11' 7" (5.61m x 3.53m) Marble fireplace with mahogany surround, laminate floor, bay window

Kitchen
17' 10" x 10' 0" (5.44m x 3.05m) Shaker style kitchen with high & low level units, built-in oven, hob, extractor fan, 1½ bowl stainless steel sink, plumbed for washing machine, partially tiled walls, open plan to dining area, PVC back door

Bedroom 4/Family room
12' 0" x 9' 5" (3.66m x 2.87m)

Bedroom 3
9' 5" x 8' 6" (2.87m x 2.59m) Laminate floor

Shower room
7' 8" x 5' 5" (2.34m x 1.65m) Large walk-in shower with panelled walls, wash-hand basin, w.c., tiled walls, tiled floor

1st Floor

Bedroom 1
12' 4" x 11' 7" (3.76m x 3.53m) built-in 'slide' robes

Bedroom 2
12' 7" x 12' 2" (3.84m x 3.71m) 1/2 wood panelled walls, 2 built-in wardrobes

Shower room
8' 5" x 7' 0" (2.57m x 2.13m) White suite comprising corner shower cubicle with panelled walls, wash-hand basin, w.c., 1/2 tiled walls

Outside
Front garden laid in lawn
Tarmac drive and parking area
Large enclosed rear garden laid in lawn, modern decked area at back door

Garage
20' 2" x 12' 0" (6.15m x 3.66m) Up & over door, utility area with high & low level units

