



16 Church Road, Portadown, Craigavon, County Armagh, BT63

Asking Price £250,000

- Three bedroom detached property
- Downstairs WC
- Detached garage
- Two reception rooms including a sunroom with roof lantern
- Contemporary four piece bathroom suite
- Stunning, private rear garden
- Stylish modern kitchen/diner
- Quirky and individual décor throughout
- Close to Portadown town centre, local schools, shops & amenities

Hannath

Kitchen / Living/ Dining Area
8'10" x 33'5"
2.71 x 10.20 m

Entrance Hall
5'11" x 13'3"
1.81 x 4.04 m

WC
5'11" x 2'10"
1.82 x 0.88 m

Lounge
11'0" x 15'10"
3.36 x 4.84 m

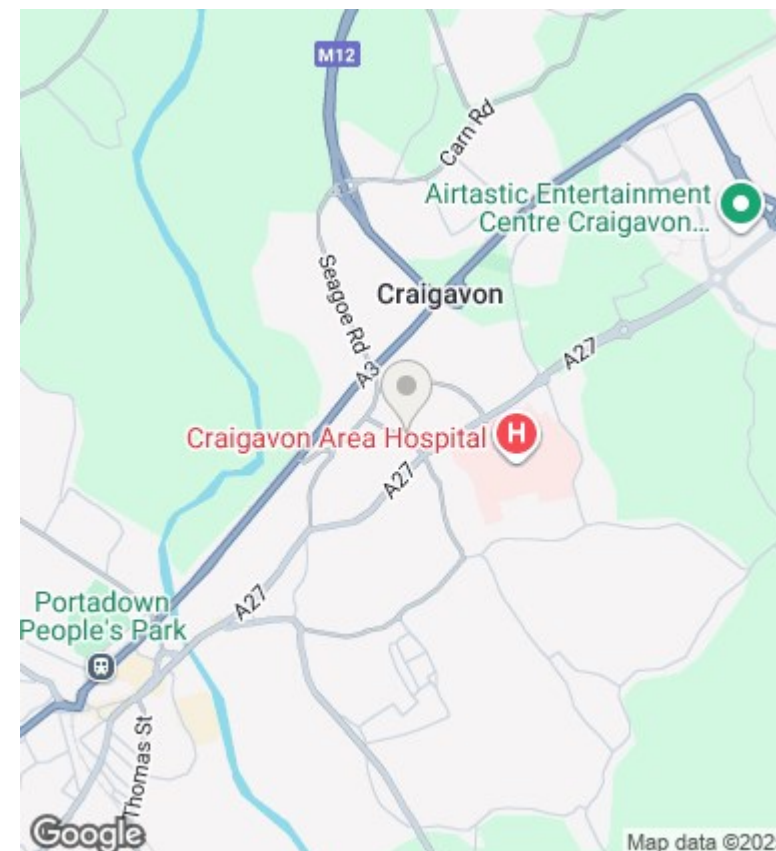
Approximate total area⁽¹⁾
624 ft²
57.9 m²

(1) Excluding balconies and terraces

Calculations reference the RICS IPMS 3C standard. Measurements are approximate and not to scale. This floor plan is intended for illustration only.

GIRAFFE360

Ground Floor



Directions

Located on Church Road, Portadown.

Viewings

Viewings by arrangement only. Call 02838 399911 to make an appointment.

Council Tax Band

Northern Ireland

EPC Rating:

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
Northern Ireland		EU Directive 2002/91/EC