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APEX
PROPERTY AGENCY

FOR SALE
4 SCHOOL HOUSE MEWS
DOLLINGSTOWN
BT66 7TU



Three bedroom end townhouse
OFFERS AROUND £124,950
Viewing strictly by appointment only



4 Schoolhouse Mews is a fantastic three bedroom townhouse, situated off Gilpin Park in Dollingstown. This impressive bright and spacious property offers an excellent position, situated close to schools, shops and all local amenities and provides easy access to those commuting with transport links nearby. Internally this fantastic property comprises, entrance hall, front aspect living room with open fire in feature fireplace, kitchen/dining area with integrated oven and hob, utility room and ground floor wc. Three well appointed bedrooms, one with ensuite shower room and family bathroom complete the first floor. Fully enclosed rear garden laid in lawn surrounded by timber fencing. Allocated parking to front of property. This attractive property will appeal to a wide range of purchasers and therefore early viewing via the selling agent is highly recommended in order to fully appreciate what this fantastic home has to offer.

ACCOMMODATION

ENTRANCE HALL:

Wooden entrance door with glazed arch panel leading to hallway, single panel radiator and laminate flooring.



LIVING ROOM:

14' 9" x 12' 3" (4.5m x 3.73m)

Spacious front aspect living room with open fire in feature fireplace with electric fire inset, enclosed storage cupboard, double panel radiator, vertical blinds and laminate flooring.





KITCHEN/DINING:

14' 1" x 10' 4" (4.29m x 3.15m)

A good range of high and low level cupboards and drawers, 1.5 stainless steel sink bowls and drainer, integrated oven and hob with stainless steel extractor fan above, double panel radiator, part tiled walls, vertical blinds and laminate flooring.



UTILITY ROOM:

9' 3" x 5' 1" (2.82m x 1.55m)

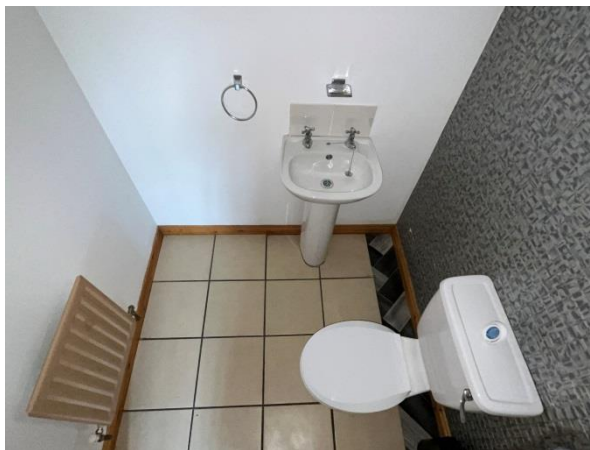
Single stainless sink bowl and drainer, high and low units with tile splash and extractor fan. Plumbed for washing machine, space for tumble dryer, single panel radiator and tile flooring. Ground floor WC off. Part glazed door to rear of property.



GROUND FLOOR WC:

5' 1" x 4' 3" (1.55m x 1.3m)

Two piece white suite comprising pedestal wash hand basin and wc. Single panel radiator, extractor fan and tile flooring.



LANDING:

Pine staircase with carpet flooring leading to landing. Enclosed storage cupboard, single panel radiator and access to roof space.



MASTER BEDROOM:

12' 3" x 11' 1" (3.73m x 3.38m)

Front aspect double bedroom, single panel radiator, vertical blinds and carpet flooring. Ensuite shower room off.



ENSUITE SHOWER ROOM:

5' 5" x 4' 6" (1.65m x 1.37m)

Three piece white suite comprising main fitment corner shower with folding glazed panel, pedestal wash hand basin and wc. Part tiled walls, single panel radiator, extractor fan and vinyl flooring.



BEDROOM (2):

10' 8" x 7' 8" (3.25m x 2.34m) (At furthest points)

Rear aspect double bedroom, single panel radiator, vertical blinds and carpet flooring.



BEDROOM (3):

10' 8" x 7' 8" (3.25m x 2.34m) (At furthest points)

Rear aspect double bedroom, single panel radiator, vertical blinds and carpet flooring.



BATHROOM:

7' 7" x 6' 7" (2.31m x 2.01m) (At furthest points)

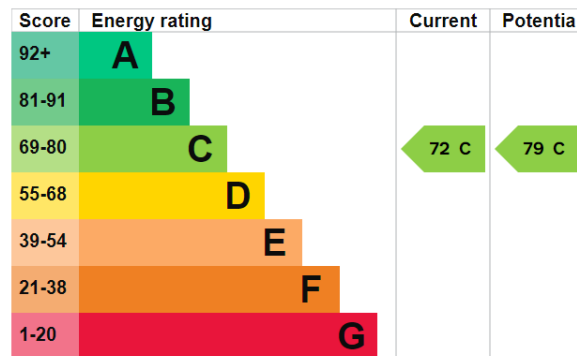
Three piece white suite comprising panelled bath with bath shower mixer tap and shower curtain, pedestal wash hand basin and wc. Single panel radiator, extractor fan, tiled splashback and vinyl flooring.



OUTSIDE:

Fully enclosed rear garden laid in lawn with tarmac path surrounded by timber fencing. Water tap, access gate to front garden. Front garden laid in lawn with allocated parking spaces.





EPC Certificate Number: 9453-3053-3208-2155-7204

SPECIAL FEATURES:

- Superb three bedroom end townhouse home approx. 1104 sq. ft.
- Situated off Gilpin Park, Dollingstown
- Front aspect bright and spacious living room with open fire in feature fireplace
- Kitchen/dining room with integrated oven and hob
- Ground floor wc
- Utility room
- Three well appointed bedrooms
- Master bedroom with ensuite shower room
- Three piece family bathroom
- Fully enclosed rear garden laid in lawn
- Allocated parking spaces to front of property
- Gas heating
- Close to schools, shops and all local amenities
- Rates: £1,003.11
- EPC: C

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