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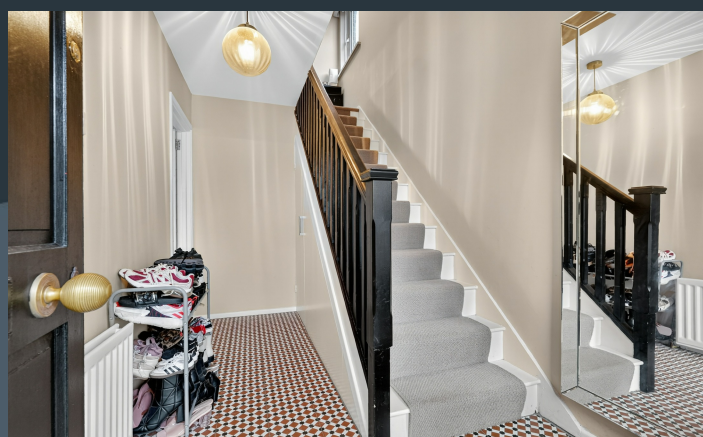
**22 NEW HELMSLEY**

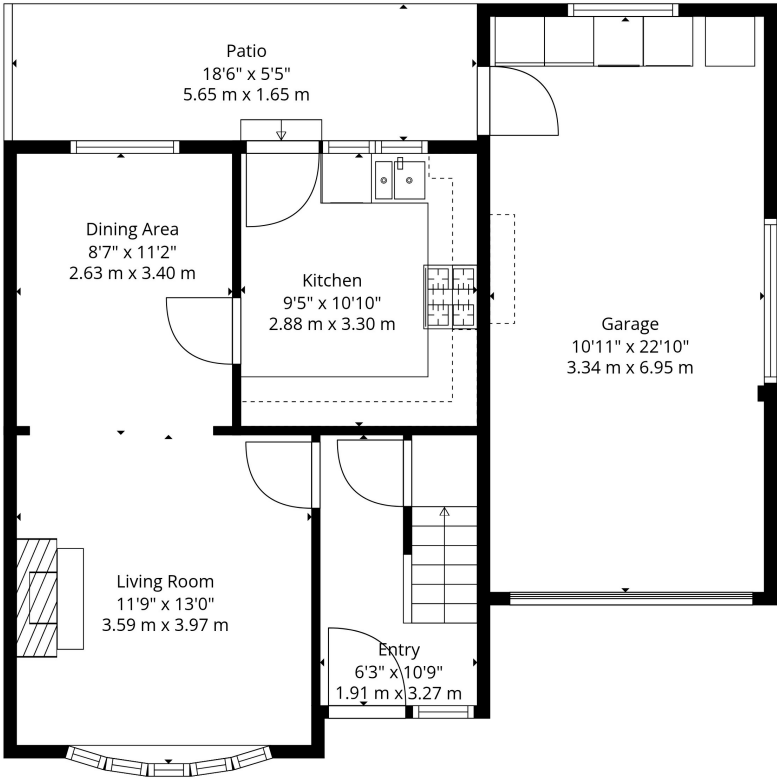
Backwood Road Moira BT67 0NY



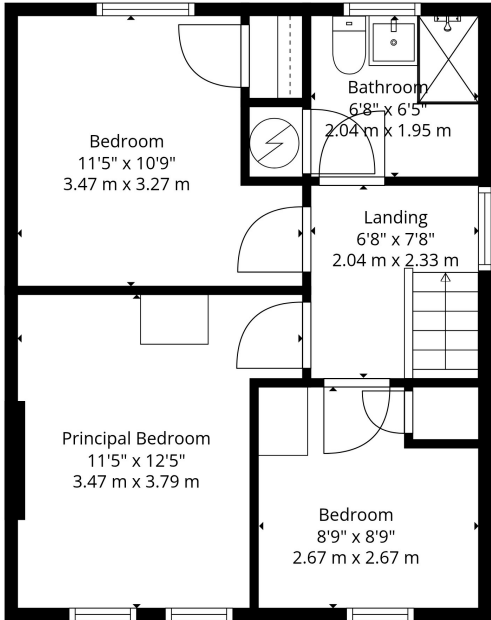
Offers around  
**£209,950**







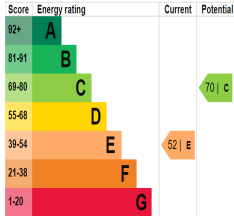
Floor 1



Floor 2

**TOTAL: 851 sq. ft, 80 m2**  
FLOOR 1: 425 sq. ft, 40 m2, FLOOR 2: 426 sq. ft, 40 m2  
EXCLUDED AREAS: GARAGE: 250 sq. ft, 23 m2, PATIO: 101 sq. ft, 9 m2, UNDEFINED: 6 sq. ft, 1 m2, WALLS: 112 sq. ft, 10 m2

Sizes And Dimensions Are Approximate. Actual May Vary.



## Description

A charming semi-detached home enjoying an end of cul-de-sac position, convenient to Moira's bustling village for all its wonderful amenities as well as Moira Primary School, Demesne and the Library.

The property will immediately appeal to a wide spectrum of potential purchases including first time buyers, seeking an attractive and convenient home for modern living.

A private aspect rear garden as well as a spacious attached garage will undoubtedly create important selling features. Viewing a must!

## Features:-

- An attractive semi-detached home with a spacious attached garage
- Attractive front door leading into the hallway with stairs to the first floor accommodation. Attractive tiled floor
- Open plan living room with dining room including a fireplace with tiled inset and open fire
- Kitchen with ample high and low level kitchen cabinetry including a built in oven, hob and extractor fan above
- Three good sized bedrooms
- Newly fitted shower room with a walk in shower cubicle, WC and vanity wash hand basin. Fully tiled walls with feature wall tiles
- Attached garage with garage door and separate service door to the rear
- Oil fired central heating
- PVC double glazed windows
- Neat gardens laid out in lawns with private aspect. Patio area to the rear



These particulars do not constitute any part of an offer or contract. None of the statements contained in these particulars are to be relied on as statements or representations of fact and intending purchasers must satisfy themselves by inspection or otherwise to the correctness of each of the statements contained in these particulars. The vendor does not make or give, and neither Stewart Estate Agents, nor any person in its employment has any authority to make or give, any representation or warranty whatever in relation to this property. Stewart Estate Agents has not tested any equipment, apparatus, fittings or services and cannot verify that these are in working order.