

## 19 Simpsons Brae, Waterside, Derry, BT47 6DL

Asking Price £140,000

- 3 Bedroom mid-terrace
- Recently renovated
- Gas heating
- Damp proofed
- PVC Windows

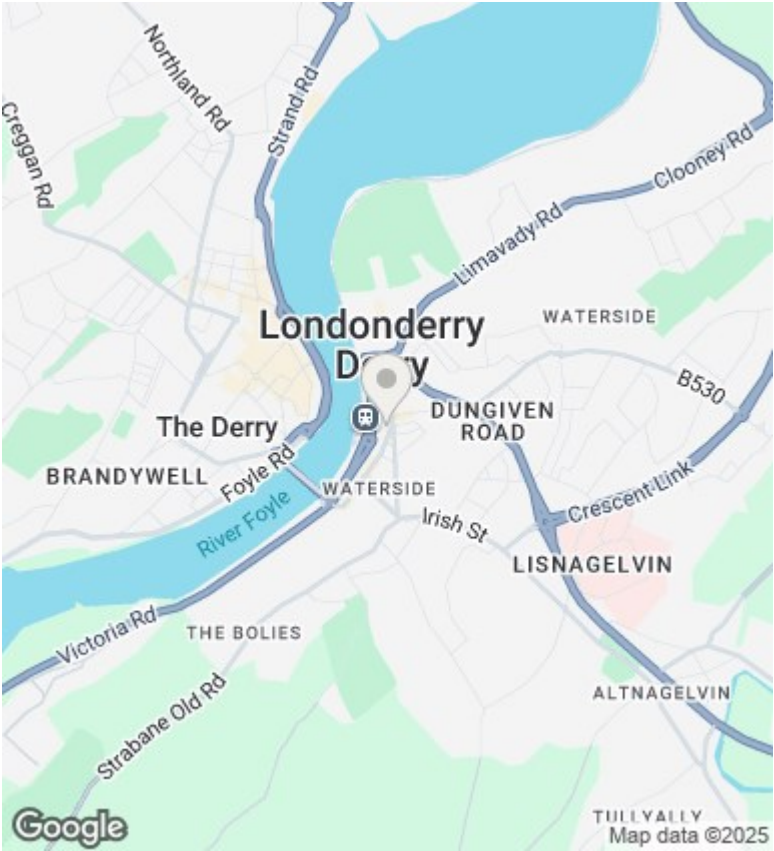
Directions

Viewings

Viewings by arrangement only. Call 02871262366 to make an appointment.

Council Tax Band

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 