

88 Union Street , Lurgan, BT66 8ED

Situated just a short stroll from the heart of Lurgan town centre, this two-bedroom mid-terrace property offers an excellent opportunity for both investors and first-time buyers. While requiring some modernisation, the home has superb potential to be transformed into a comfortable home.

The ground floor features a generous living room leading to a galley style kitchen. Upstairs, the first floor comprises two bedrooms along with a spacious four-piece bathroom.

With its convenient location and strong potential for improvement, this property is ideal for anyone seeking a rewarding project or a smart investment in a popular area.

Offers in the region of £65,000

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- Two bedroom mid terrace property close to the heart of Lurgan town centre
- First floor family bathroom
- Generous living room benefitting from dual aspect
- Economy 7 Heating
- Galley style kitchen

Entrance Hall

Outside

Living Room

20'11 x 8'10 (deepest point) (6.38m x 2.69m (deepest point))

Kitchen

16 x 5'11 (4.88m x 1.80m)

Landing

Bedroom 1

11'5 x 9'11 (deepest points) (3.48m x 3.02m (deepest points))

Bedroom 2

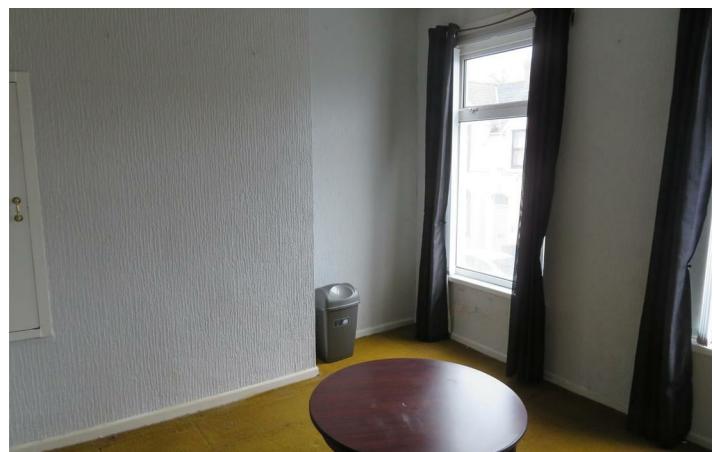
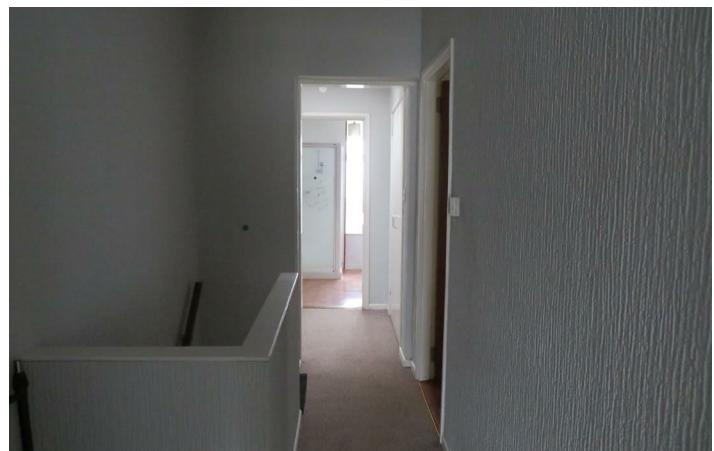
10'6 x 6'2 (3.20m x 1.88m)

Bathroom

10'5 x 6' (3.18m x 1.83m)



Directions



Floor Plan

These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property.

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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	69	
(21-38) F		
(1-20) G	36	
Not energy efficient - higher running costs		
Northern Ireland	EU Directive 2002/91/EC	