

138 The Hollows

Lurgan, Craigavon, BT66 7FU

This bright and contemporary three-bedroom semi-detached home is ideally positioned within a popular residential development just off the highly sought after Gilford Road in Lurgan.

Finished to a modern standard throughout, the property is flooded with natural light thanks to impressive floor to ceiling windows that create a stylish and airy living environment. The modern kitchen is fully fitted with a range of integrated appliances, including washing machine, dishwasher and fridge freezer, offering both practicality and contemporary design.

Upstairs, the home offers three well proportioned bedrooms, including a master bedroom with a private ensuite, alongside a modern family bathroom. Completing the accommodation is the ever-important ground floor WC.

Combining modern living with a highly convenient and desirable location, this attractive home is ideal for families and first time buyers.

Offers in the region of £199,950

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- Modern three bedroom semi detached in sought after new build development
- Spacious kitchen with integrated appliances
- Fully enclosed rear garden with attractive paved patio
- Ensuite master bedroom
- Ground floor WC
- Gas fired central heating
- Living room with multi fuel stove
- Modern family bathroom

Entrance Hall

Ground Floor WC

Living Room

16'3 x 11'2 (4.95m x 3.40m)

Kitchen/Dining

18 x 15'2 (5.49m x 4.62m)

Landing

Bedroom 1

13'1 x 11'1 (3.99m x 3.38m)

Ensuite

Bedroom 2

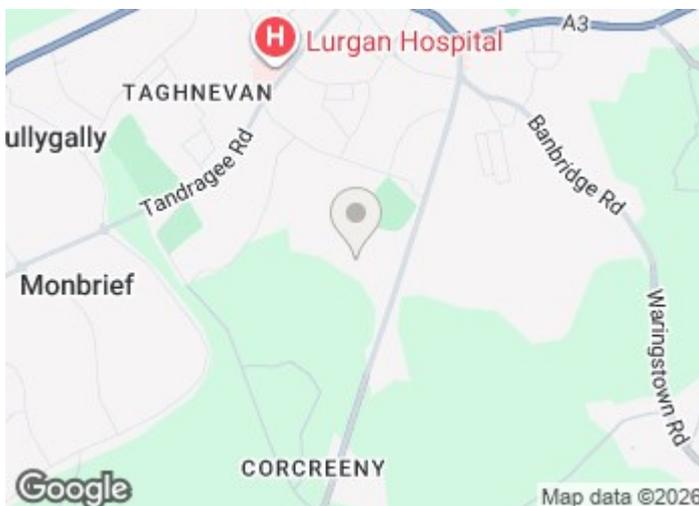
12'7 x 10'1 (3.84m x 3.07m)

Bedroom 3

8'10 x 7'6 (2.69m x 2.29m)

Bathroom

Outside



[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 firm's 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
<i>Very energy efficient - lower running costs</i>			
(92 plus) A			
(81-91) B		82	82
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
<i>Not energy efficient - higher running costs</i>			
Northern Ireland		EU Directive 2002/91/EC 	