

4 Knocknashane Park , Lurgan, BT66 7XY

This attractive three-bedroom semi-detached home is situated just off the ever-desirable Bowens Lane in Lurgan and offers well-appointed, generous accommodation ideally suited to modern family living. The property boasts a welcoming living room with solid wooden flooring, a spacious kitchen with dining area perfect for everyday living and entertaining, and the added convenience of a ground floor WC.

Upstairs, the master bedroom benefits from an ensuite shower room and an excellent range of fitted wardrobes, while two further well-proportioned bedrooms are served by a first-floor family bathroom. Externally, the fully enclosed rear garden enjoys excellent sun exposure, providing an ideal space for relaxation or family use. A spacious tarmac driveway to the front offers ample off-street parking.

Conveniently located with easy access to Lurgan town centre, the property also benefits from nearby bus stops along the Banbridge Road. This is a great home for first-time buyers and young families alike, combining a desirable location with comfortable, practical living space.

Offers in the region of £169,950

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- Three bedroom semi detached property off desirable the Bowens Lane in Lurgan
- Generous kitchen/dining with integrated appliances
- Zoned central heating
- Master bedroom with ensuite and fabulous range of fitted wardrobes
- Ground floor WC
- Fully enclosed rear garden
- First floor family bathroom

Entrance Hall

Living Room

16'6 x 11'5 (5.03m x 3.48m)

Kitchen/Dining

16'11 x 14'6 (5.16m x 4.42m)

Landing

Bedroom 1

16'6 x 11'4 (deepest points) (5.03m x 3.45m (deepest points))

Ensuite

8'8 x 4'7 (2.64m x 1.40m)

Bedroom 2

10'3 x 10 (3.12m x 3.05m)

Bedroom 3

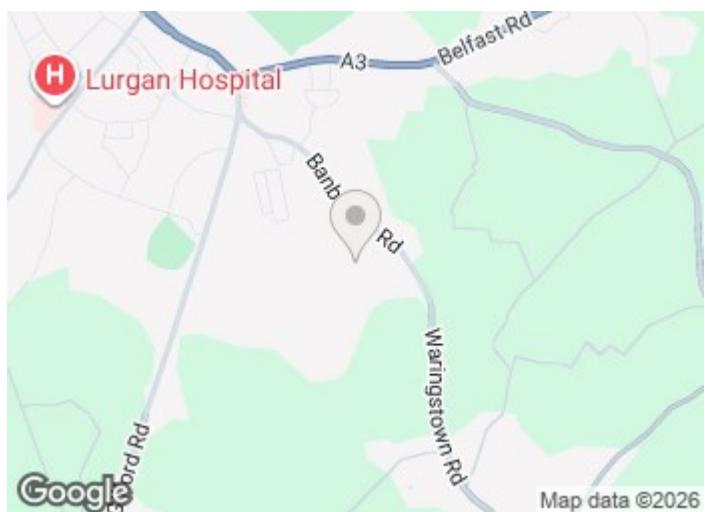
9'11 x 8'5 (3.02m x 2.57m)

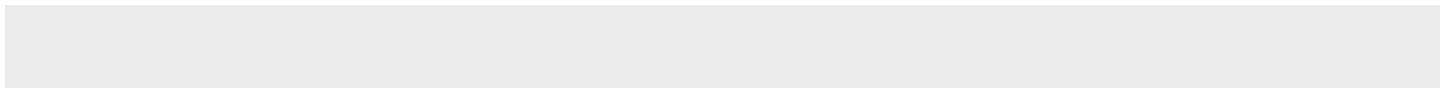
Bathroom

6'5 x 6'1 (1.96m x 1.85m)

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 firms employment has the authority to make or give any representation or warranty in respect of the property.

32 High Street, Lurgan, Armagh, BT66 8AW
Tel: 028 3832 2244 Email: info@jonesestateagents.com www.jonesestateagents.com

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C	73	78
(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	