

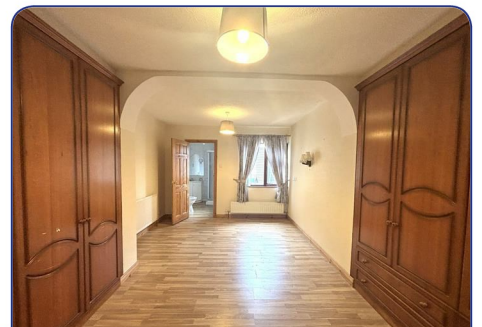
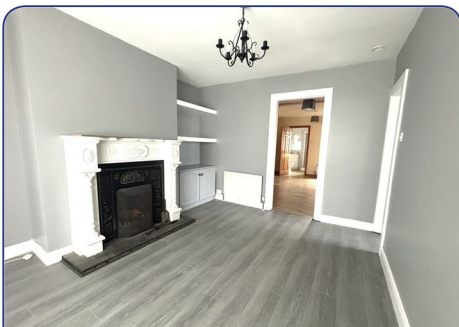
£179,950

FOR SALE



173 Clooney Road, Limavady, BT47 3DY

- Semi Detached House
- 3 Bedrooms / Kitchen / Lounge
- Large Extended Site
- Tarmac Driveway
- Detached Garage
- Excellent First Time / Investor Buyer Opportunity



Location:

Travelling through Greysteel towards Derry. no. 173 is situated on the left hand side just above Nicholls filling station.

Description:

Daniel Henry Estate Agents are delighted to offer this attractive semi detached house to the market. Situated on a large site, this home offers excellent family accommodation. Viewing is by appointment only with the undersigned agent.

Ground Floor Accommodation:**Entrance Hall:**

13'9" x 6'2" (4.20m x 1.90m)
uPVC front door. Oak flooring. Half turn staircase.

Lounge:

13'9" x 10'9" (4.20m x 3.30m)
Cast iron fireplace with open fire with tiled hearth. Ash flooring. Bay window.

Kitchen / Dining:

14'5" x 10'9" (4.40m x 3.30m)
Fitted with a range of eye and low level light oak units with matching work tops. Stainless steel sink unit. Part tiled walls. Tiled floor. Corner display unit. Plumbed for automatic washing machine. Extractor fan and light. Under stairs storage.

Rear Porch:

7'10" x 3'3" (2.40m x 1.0m)
Tiled flooring.

Bathroom:

7'10" x 6'10" (2.40m x 2.10m)
Comprising of a cast iron bath, pedestal wash hand basin and low flush W.C. Part tiled walls. Tiled floor.

Bedroom 1:

16'4" x 10'7" (5.0m x 3.25m)
With built in wardrobes.

En - suite:

7'2" x 5'2" (2.20m x 1.60m)
3 piece suite comprising walk in shower unit with Redring electric shower. Vanity unit with wash hand basin. Low flush W.C. Tiled walls. Laminate flooring.

First Floor Accommodation:**Bedroom 2:**

13'5" x 8'10" (4.10m x 2.70m)
Built in wardrobe and dresser.

Bedroom 3:

11'5" x 9'6" (3.50m x 2.90m)
Range of built in bedroom furniture.

Exterior Features:

Tarmac Driveway to the side of the property. Various out buildings. Large garden to the rear of the property laid in lawn. Outside light and tap.

Detached Garage:

16'0" x 10'9" (4.90m x 3.30m)
With roller door. Lights and power points.

Wash house:

Built in units. Lights and power points.

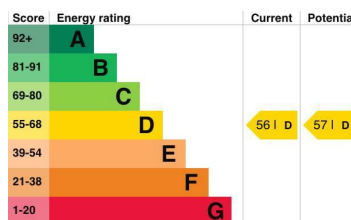
Agent: **Daniel Henry (Limavady)**

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