

£72,500

FOR SALE



2 Glenview Avenue, Londonderry, BT48 0DX

- END TERRACE HOUSE
- 3 BEDROOMS / 1 RECEPTION
- OIL FIRED CENTRAL HEATING
- PVC FRONT & REAR DOORS
- PVC DOUBLE GLAZED WINDOWS
- PANELLED INTERNAL DOORS
- YARD TO REAR
- SOLD AS SEEN
- EPC RATING - F



## ACCOMMODATION

Yard to rear enclosed by wall.

### HALLWAY

Having laminated wooden floor.

### LOUNGE

21'2" x 10'2" (to widest points) (6.45m x 3.10m (to widest points))

Having understairs storage and shower room off.

### SHOWER ROOM

Having shower, whb and wc, extractor fan, fully tiled walls.

### KITCHEN / DINING AREA

22' x 9'1" (6.71m x 2.77m)

Having eye and low level units, tiling between units, 1 1/2 bowl single drainer stainless steel sink unit with mixer taps, plumbed for washing machine, space for fridge / freezer.

### FIRST FLOOR

#### LANDING

Having hotpress.

#### BEDROOM 1

13'8" x 10'3" (4.17m x 3.12m)

Having laminated wooden floor.

#### BEDROOM 2

10'5" x 7'4" (3.18m x 2.24m)

Having laminated wooden floor.

#### BEDROOM 3

10'6" x 9'2" (3.20m x 2.79m)

### BATHROOM

Comprising bath with electric shower over, whb and wc, PVC cladding to walls, half panelled walls, tiled floor, extractor fan.

### EXTERIOR FEATURES

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