

SPECIAL FEATURES OF THE PROPERTY INCLUDE:



VIEWING STRICTLY BY APPOINTMENT ONLY

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 8. None of the systems or equipment in the property has been tested by Daniel Henry for Year 2000 Compliance and the Purchasers / Lessees must make their own investigations.

Daniel
Henry
ESTATE AGENTS

£89,950

FOR SALE

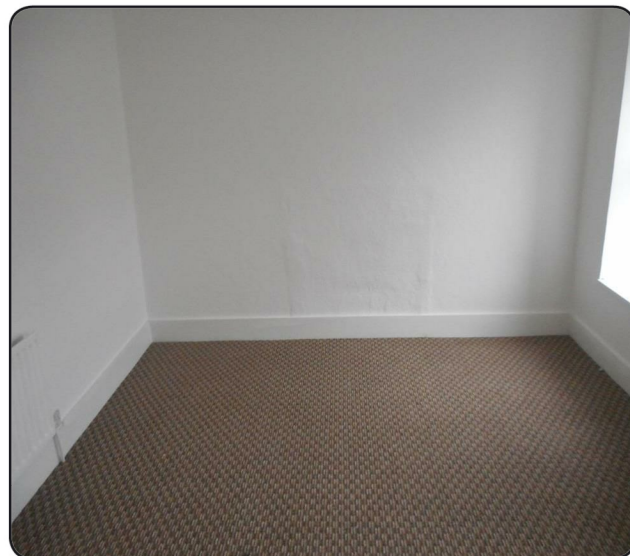
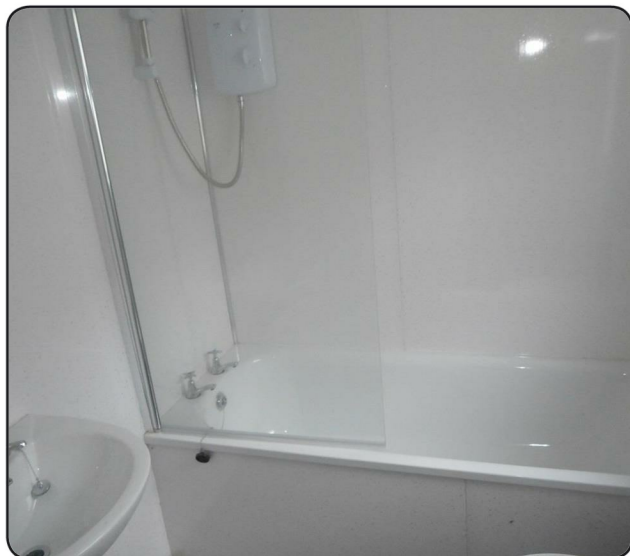


4 Park Avenue, Derry/Londonderry, BT48 0EL

- MID TERRACE HOUSE
- 3 BEDROOMS / 2 RECEPTIONS
- OIL FIRED CENTRAL HEATING
- PVC DOUBLE GLAZED WINDOWS
- PANELLED INTERNAL DOORS
- CARPETS INCLUDED IN SALE
- EPC RATING - E



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ACCOMMODATION

VESTIBULE PORCH

Having tiled floor.

HALLWAY

Having laminated wooden floor.

LOUNGE

10'8" x 10'5" (to widest points) (3.25m x 3.18m (to widest points))

Having laminated wooden floor.

FAMILY ROOM

11'1" x 10'9" (3.38m x 3.28m)

Having understairs storage, hotpress and laminated wooden floor.

KITCHEN

13'8" x 6'8"

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

REAR HALWAY

Having tiled floor.

BATHROOM

Comprising bath with electric shower over, whb and wc, partly PVC cladding to walls, tiled floor.

FIRST FLOOR

LANDING

Having storage cupboard.

BEDROOM 1

14'4" x 9'9" (4.37m x 2.97m)

BEDROOM 2

13'11" x 6'9" (4.24m x 2.06m)

BEDROOM 3

10'9" x 8'5" (3.28m x 2.57m)

EXTERIOR FEATURES

Area to front enclosed by wall.

Concrete yard to rear with steps leading to access to mews.

Concrete shed housing oil burner.

Outside light and tap.