

SPECIAL FEATURES OF THE PROPERTY INCLUDE:



£129,950

FOR SALE



249 Ivy Mead, Londonderry, BT47 3WX

- SEMI DETACHED HOUSE
- OIL FIRED CENTRAL HEATING
- PVC DOUBLE GLAZED WINDOWS
- PANELLED INTERNAL DOORS
- CARPETS & BLINDS INCLUDED IN SALE
- EPC RATING D

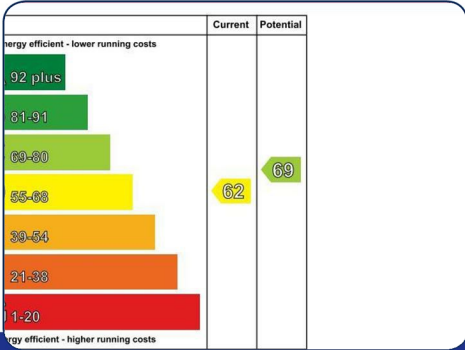
VIEWING STRICTLY BY APPOINTMENT ONLY

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ACCOMMODATION

HALLWAY

Having cloaks cupboard with light and tiled floor, understair storage.

DOWNSTAIRS WHB & WC

Having WHB with tiling around, WC, tiled floor.

LOUNGE

16'8" x 12'9" (to widest points) (5.08m x 3.89m (to widest points))

Having attractive fireplace.

KITCHEN/DINING

17'4" x 12' (to widest points) (5.28m x 3.66m (to widest points))

Having range of eye and low level units, tiling between, single drainer stainless steel sink unit with mixer taps, hob and underoven, stainless steel extractor hood, plumbed for dishwasher, recessed lighting in Kitchen, tiled floor, patio doors.

UTILITY ROOM

12'1" x 5'6" (3.68m x 1.68m)

Having low level units, tiling around, single drainer stainless steel sink unit with mixer taps, plumbed for washing machine, space for tumble dryer, larder, tiled floor.

FIRST FLOOR

BEDROOM (1)

12'10" x 12'3" (to widest points) (3.91m x 3.73m (to widest points))

ENSUITE

Comprising of fully tiled walk in electric shower, WHB with tiling around, WC, extractor fan, tiled floor.

BEDROOM (2)

10'8" x 9'1" (3.25m x 2.77m)

BEDROOM (3)

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

BEDROOM (4)

12'1" x 6'4" (3.68m x 1.93m)

BATHROOM

Comprising of bath with tiling around, fully tiled walk in electric shower, WHB with tiling around, extractor fan, tiled floor.

EXTERIOR FEATURES

Garden to front.

Tarmac driveway.

Garden to rear enclosed by fence.

Outlight.