

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

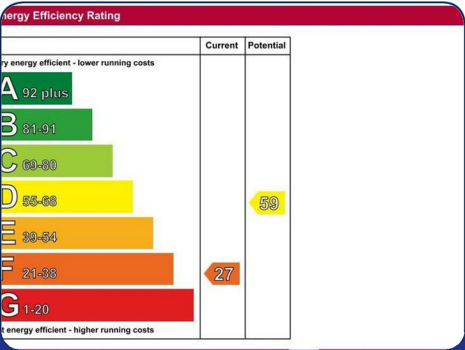
£189,950

FOR SALE

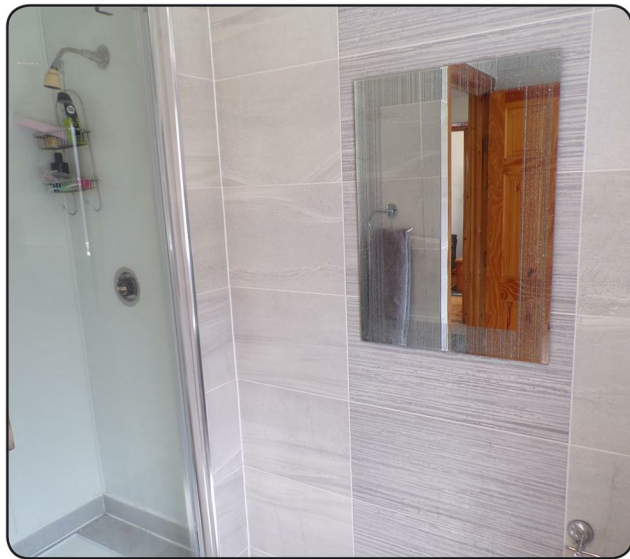


33 Liscannor Park, Derry/Londonderry, BT48 0DF

- DETACHED HOUSE
- OIL FIRED CENTRAL HEATING
- PVC DOUBLE GLAZED WINDOWS
- PVC FRONT & BACK DOORS
- EPC RATING F



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ACCOMMODATION

VESTIBULE PORCH

Having cloaks cupboard, laminated wooden floor.

HALLWAY

Having laminated wooden floor.

SHOWER ROOM

Comprising of walk in electric shower with PVC cladding to walls, WHB, WC, recessed lighting, tiled walls and floor.

LOUNGE

22'7" x 10'10" (6.88m x 3.30m)

Having fireplace, wall light points, semi solid wooden floor, French doors to rear lawn.

KITCHEN

14'4" x 11' (4.37m x 3.35m)

Having range of eye and low level units, tiling between units, open corner display shelves, glazed display cupboards, wine rack, hob, oven, extractor hood, tiled floor, dining space.

FIRST FLOOR

Landing having hotpress.

BEDROOM (1)

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

Having laminated wooden floor.

BEDROOM (2)

11'1" x 10'10" (3.38m x 3.30m)

Having built in wardrobes, laminated wooden floor.

BEDROOM (3)

14'4" x 7'10" (4.37m x 2.39m)

Having built in wardrobe, laminated wooden floor.

BEDROOM (4)

11'2" x 8'5" (3.40m x 2.57m)

Having built in wardrobe, laminated wooden floor.

BATHROOM

Comprising of bath with telephone hand shower to taps, WHB, WC, fully tiled walls and floor.

EXTERIOR FEATURES

DETACHED GARAGE Having up and over door, side door, light.

Beautifully maintained lawns with abundance of plants, trees and shrubs.

Car Port to side.

Paved path and decked patio area to rear.

Garden Pond

Garden shed.

ESTIMATED ANNUAL RATES

Estimated Annual Rates: £1195.04. (July 2019)

