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DAVIS R J KERNOHAN
CERT CII (MP)
MORTGAGE BROKER





£189,950

FOR SALE



94 Sevenoaks, Derry/Londonderry, BT47 6BD

- DETACHED HOUSE
- OIL FIRED CENTRAL HEATING
- PVC DOUBLE GLAZED WINDOWS & DOORS
- PANELLED INTERNAL DOORS
- BLINDS INCLUDED IN SALE
- MOSTLY WOODEN FLOORS
- EPC RATING F

VIEWING STRICTLY BY APPOINTMENT ONLY

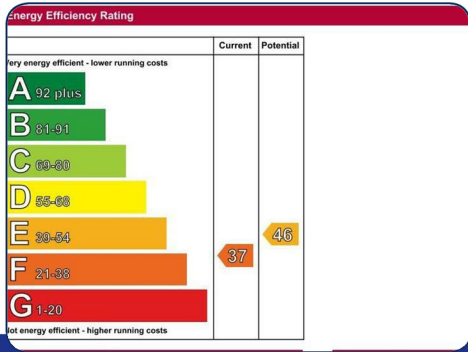
Agent:



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ACCOMODATION

HALLWAY

With understair storage, ceiling cornicing, solid wooden floor.

DOWNSTAIRS WHB & WC

WHB with tiling around, WC, ceiling cornicing., tiled floor.

LOUNGE

18'4" x 12'1" (into bay) (5.59m x 3.68m (into bay))

Having attractive fireplace, double doors leading to kitchen/dining, celing cornicing, solid wooden floor.

KITCHEN/DINING

19'11" x 13" (6.07m x 3.96m)

Having range of eye and low level units, tiling between, 1 1/2 single drainer stainless steel sink unit with mixer taps, intergrated hob and underoven, stainless steel extractor hood, intergrated fridge/freezer, plumbed for washing machine and dish washer, recessed lighting, glazed display units with lighting, under lighting, celing cornicing, tiled floor, archway to sunroom.

SUNROOM

13'7" x 10'5" (4.14m x 3.18m)

Having wooden ceiling with recessed lighting, french doors, tiled floor.

FIRST FLOOR

Landing with hotpress.

BEDROOM (1)

12'9" x 9'1" (3.89m x 2.77m)

Having ceiling cornicing, semi solid wooden floor.

BEDROOM (2)

12'8" x 9'1" (to widest points) (3.86m x 2.77m (to widest points))

Having built in wardrobes, ceiling cornicing, semi solid wooden floor.

BEDROOM (3)

10'7" x 9'1" (to widest points) (3.23m x 2.77m (to widest points))

Having built in wardrobes, ceiling cornicing, semi solid wooden floor.

BEDROOM (4)

9'1" x 7'1" (2.77m x 2.16m)

Having ceiling cornicing, semi solid wooden floor.

BATHROOM

Comprising of bath with shower attachment to taps, WHB with mixer taps, WC, fully tiled walk in electric shower, fully tiled walls, extractor fan, tiled floor.

EXTERIOR FEATURES

Garden to front.

Tarmac driveway.

Outside tap.

Paved patio to side.

Garden to side and rear enclosed by fence.

ESTIMATED ANNUAL RATES

Estimated Annual Rates: (Oct 2019)

