

Exterior: Tarmac driveway, 6 ft wooden fence surrounds spacious back garden. Front garden laid in lawn.



P. McDermott

PROPERTY & MORTGAGES



**64 GREENHAVEN,
DUNGIVEN BT47 4RW**

Attractive 4/5 bedroom detached home offering excellent family accommodation. The property has been well maintained by the current owners and has an excellent location, within a short walking distance of local schools, sports centres, health centre, churches and shops. This is an ideal opportunity to purchase a home in such a sought after area. Viewing by appointment only through agent

Additional Features:

- Oil Fired Heating
- uPVC Double Glazed Windows
- 4 Bedrooms, 2 Receptions
- Spacious Garden Area
- Excellent Location

PRICE: OFFERS AROUND £147,500
VIEWING: BY APPOINTMENT THROUGH AGENT

P. McDermott

PROPERTY & MORTGAGES

IMPORTANT INFORMATION

We endeavour to make our sales details accurate but they should not be relied on as statements or representations of fact and they do not constitute any part of an offer or contract. The seller does not make any representations or give any warranty in relation to the property and we have no authority to do so on behalf of the seller. Any information given by us in these sales details or otherwise is given without responsibility on our part. Services, fittings and equipment referred to in the sales details have not been tested (unless otherwise stated) and no warranty can be given as to their condition. We strongly recommend that all the information which we provide about the property is verified by yourself or your advisers. Please contact us before viewing the property. If there is any point of particular importance to you we will be pleased to provide additional information or to make further enquiries. We will also confirm that the property remains available. This is particularly important if you are contemplating travelling some distance to the property.

YOUR HOME IS AT RISK IF YOU DO NOT KEEP UP REPAYMENTS ON A MORTGAGE OR OTHER LOAN SECURED ON IT.

P. McDermott Property & Mortgages

130 Main Street | Dungiven | Co. Derry BT47 4LG
Telephone: 028 7774 0100 Facsimile: 028 7774 0541

Entrance Hall: Bright spacious entrance hall, mahogany front door and side lights, 3 point locking system. Telephone point. Laminate wooden floor. Cloaks.

Living Room: 14'8 x 10'4 Feature open fire with black cast iron inset and tiled hearth. TV points. Laminate wooden floor.



Kitchen: 19'3 x 9'8 Range of eye and low level fitted kitchen units incorporating 1½ bowl stainless steel sink with mixer taps, electric hob and oven, 'Indesit' fridge freezer and glazed display units. TV points. Walls tiled between kitchen units and floor tiled. Patio doors leading to back garden.



Utility Room: 9'9 x 5'4 Range of low level fitted kitchen units, larder unit, stainless steel sink with mixer taps. Plumbed for washing machine. Mahogany back door.

Ground Floor WC: 7'8 X 3'6 Low flush wc, pedestal wash hand basin, tiled floor.

Study: 10'9 x 7'8 Laminate wooden floor, telephone point.

1st Floor Landing: Carpet to stairs, laminate wooden floor to landing. Shelved hot press.

Bedroom 1: 13'5 x 12'2 Laminate wooden floor.



Bedroom 2: 9'2 x 8'6 Laminate wooden floor.



Bedroom 3: 8'9 x 8'6 Laminate wooden floor.

Bedroom 4: 11'1 x 7'9 Laminate wooden floor.

Main Bathroom: 8'8 x 6'4 Suite includes low flush wc, pedestal wash hand basin, bath, electric shower. Walls ½ tiled, floor tiled.

