

SPECIAL FEATURES OF THE PROPERTY INCLUDE:



VIEWING STRICTLY BY APPOINTMENT ONLY

Agent: **Daniel Henry (Waterside)**
 34 Spencer Road, Londonderry BT47 6AA
 Tel. 02871347539
 waterside@danielhenry.co.uk
 www.danielhenry.co.uk

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Daniel
Henry
 ESTATE AGENTS

£119,950

FOR SALE

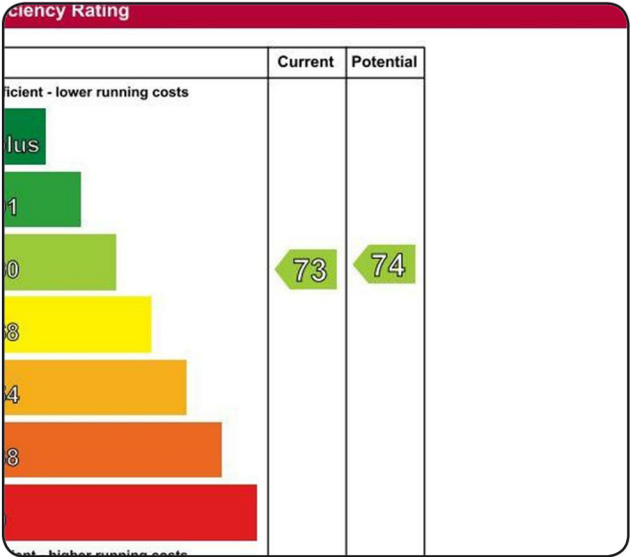
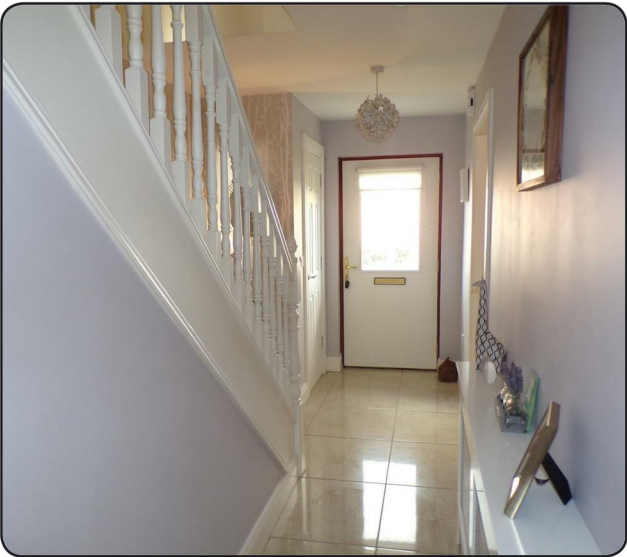


37 Linen Green, Sion Mills, BT82 9TL

- END TERRACE HOUSE
- OIL FIRED CENTRAL HEATING
- PVC DOUBLE GLAZED WINDOWS
- BLINDS INCLUDED IN SALE
- FLOORED ROOFSpace WITH LADDER & LIGHT
- SECURITY SYSTEM INSTALLED
- EPC RATING C



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ACCOMMODATION

HALL

Having cloaks cupboard, tiled floor.

GUEST TOILET & WHB

Having tiled floor.

LOUNGE

16'9" x 11'11" (to widest points) (5.11m x 3.63m (to widest points))
Having multi fuel stove, laminated wooden floor.

KITCHEN

19' x 12'3" (to widest points) (5.79m x 3.73m (to widest points))
Having range of eye and low level units, matching pelmet over window with concealed lighting, 1 1/2 bowl stainless steel sink unit with mixer taps, hob, underoven, stainless steel extractor hood, integrated fridge/freezer and dishwasher, recessed lighting, ample dining space, tiled floor, French doors to rear.

UTILITY ROOM

Having sink unit, plumbed for washing machine, space for tumble dryer, tiled floor.

FIRST FLOOR

Landing having hotpress.

MASTER BEDROOM (1)

12'3" x 11'11" (3.73m x 3.63m)
Having built in wardrobes with sliding mirror doors, laminated wooden floor.

ENSUITE

Comprising of fully tiled walk in shower, WHB, WC, tiled floor.

BEDROOM (2)

11'10" x 11'3" (to widest points) (3.61m x 3.43m (to widest points))
Having laminated wooden floor.

BEDROOM (3)

9'4" x 7'5" (2.84m x 2.26m)
Having laminated wooden floor.

BATHROOM

Comprising of bath with shower over, shower screen, WHB, WC, recessed lighting, tiled floor.

EXTERIOR FEATURES

Tarmac driveway.
Enclosed to rear by fence and gate.
Paved patio area to rear with border feature wall.

ESTIMATED ANNUAL RATES

Estimated Annual Rates: £941.90 (March 2020)

