





# MARC FEGAN

BESPOKE ESTATE AGENT

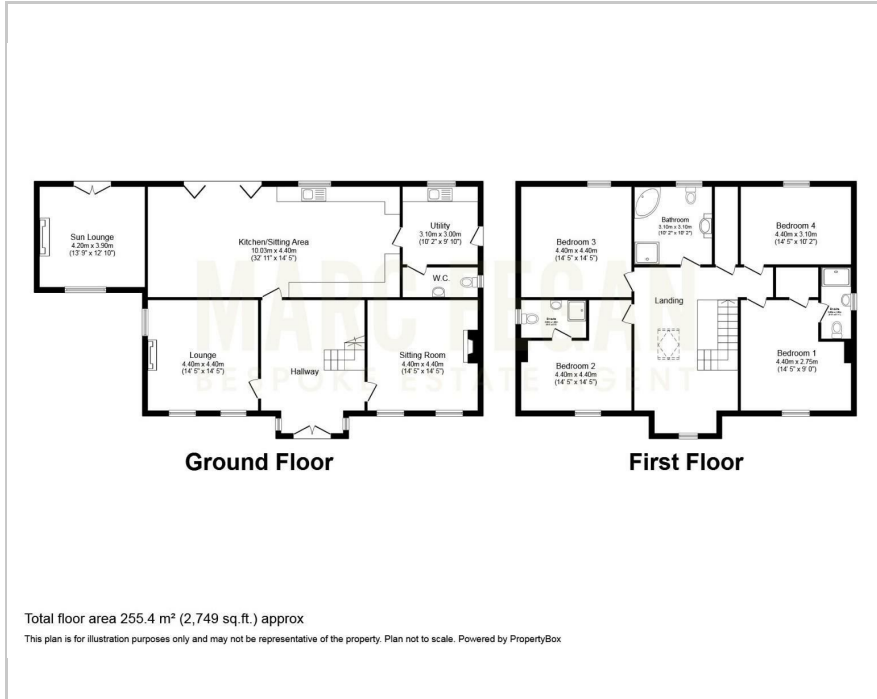


130 Derrytrasna Road, Lurgan, BT66 6NP  
Offers in the region of £375,000

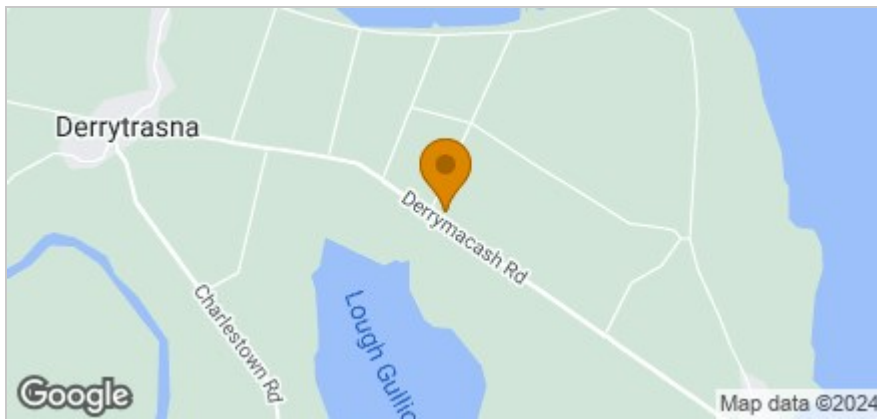
MARC FEGAN  
BESPOKE ESTATE AGENT

 4  4  3  B

## Floor Plan



## Area Map



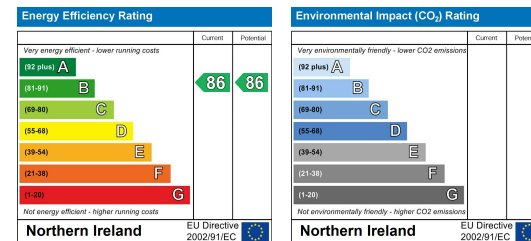
## Accommodation

- Magnificent Detached Family Residence - Built Just 5 Years Ago
- Set on a Spacious Site of Circa 0.4 Acres
- Stunning Open Entrance Hall
- Luxury Fitted Kitchen With Open Plan Aspect to Dining Area & Sun Room
- Two Further Reception Rooms With Feature Open Fireplaces
- Four Double Bedrooms - Two With En-Suite & Walk in Wardrobes
- Luxury Family Bathroom Suite
- Quiet Countryside Location Yet Convenient To Local Towns & M1 Motorway
- Stunning Gardens & Ample Off Street Parking
- Oil Fired Central Heating & PVC Double Glazed Windows - High Energy Efficiency Rating - B-86

## Viewing

Please contact our Marc Fegan Bespoke Estate Agent Office on 02838894608 if you wish to arrange a viewing appointment for this property or require further information.

## Energy Efficiency Graph



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.