



Sandy Lane Ballykelly Road Limavady, BT49 9DS



Homepage Estate Agents are delighted to offer For Sale this prestigious modern new home situated on the Ballykelly Road, just 1.5 miles from Limavady.

Extending to circa 2,700 sq ft, this luxurious Five bedroom detached residence boasts spacious open plan living accommodation and a downstairs en-suite bedroom.

Externally the property benefits from a spacious plot, stoned driveway, detached garage, large front & rear gardens laid out in lawn all enclosed with hedging and perimeter fencing.

This 5 bedroom, 2 reception, 4 bathroom home offers a full designer turnkey package with some exceptional internal features and quality of finish.

Homes of this quality and standard rarely come onto the open market, and is ideally situated on the Main A2 road between Derry / Londonderry and Coleraine.

Asking price £594,950

Viewing

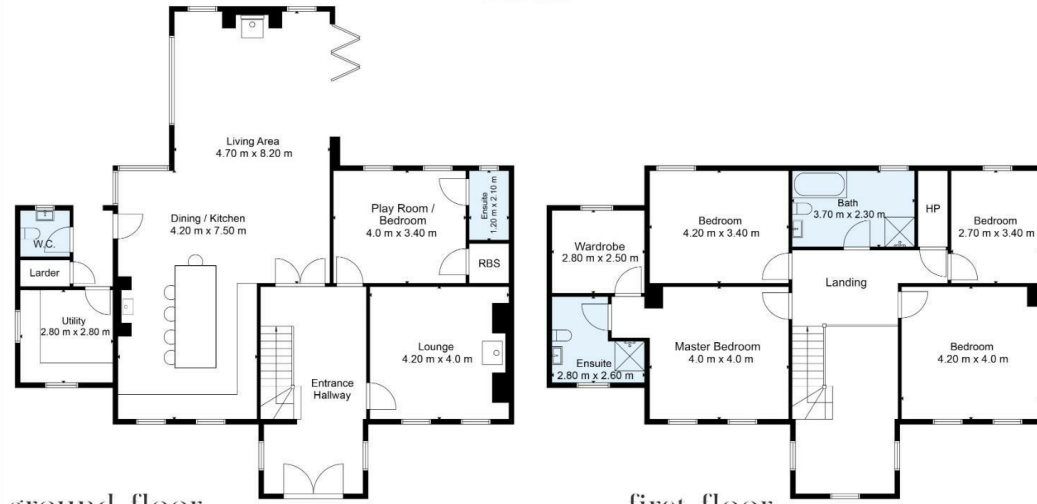
Please contact our Homepage NI Office on 08000465102 if you wish to arrange a viewing appointment for this property or require further information.

- LARGE DETACHED 5 BEDROOM FAMILY RESIDENCE
- OPEN PLAN KITCHEN / DINING / LIVING
- GROUND FLOOR EN-SUITE BEDROOM
- LUXURY TURNKEY FINISHES
- DETACHED GARAGE
- PRIVATE DESIGNER GARDENS
- 2700 SQ FT

SANDY LANE

Sandy Lane

BALLYKELLY



ground floor

first floor

TOTAL FLOOR AREA - circa 2,700 sq ft



This architectural perspective is for illustrative purposes only. The floor plan shown may vary from the actual finish on site. Plans are not to scale and measurements are approximate.

Energy Efficiency Rating

	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		

Northern Ireland

EU Directive 2002/91/EC

Environmental Impact (CO₂) Rating

	Current	Potential
Very environmentally friendly - lower CO ₂ emissions		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not environmentally friendly - higher CO ₂ emissions		

Northern Ireland

EU Directive 2002/91/EC



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