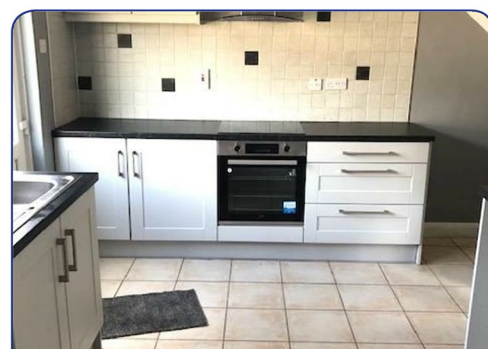
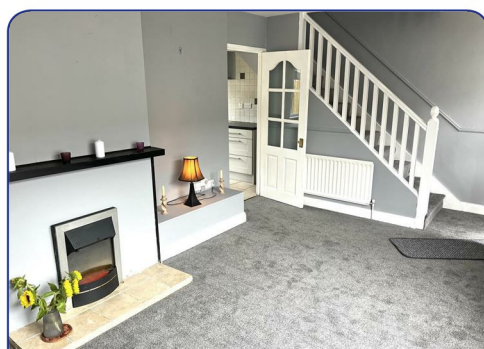
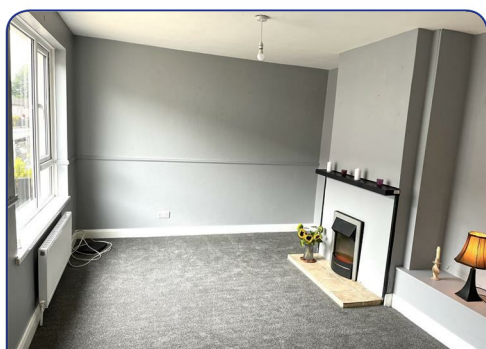


TO LET



29 Roeview Park, Limavady, BT49 9BQ

- 3 Bedrooms/Lounge/Kitchen/Bathroom
- Convenient Residential Location
- Mid Terrace Home
- Oil Fired Central Heating
- Enclosed Rear Yard
- £625 Deposit



Description:

This mid terrace house is an ideal first time or investor home. The house offers good family accommodation with 3 bedrooms, kitchen with dining area and a lounge. Viewing is by appointment only with the undersigned agent.

Location:

Leaving Limavady along Catherine St, take a left onto Roemill Rd and travel along this road for approximately 0.5 miles. Take a right into Roeview Park and follow the road around and No.29 is situated on the left hand side.

Ground Floor Accommodation:**Lounge:**

18'4" x 10'9" (5.6 x 3.3)
Tiled hearth. Carpet flooring.

Kitchen:

10'5" x 9'6" (3.2 x 2.9)
Fitted with a range of eye and low level units with a matching worktop. Tiled around units. Stainless steel sink unit. Cooker point. Extractor fan and light. Plumbed for automatic washing machine. Tiled flooring.

Dining Room:

9'6" x 7'2" (2.9 x 2.2)
Laminate floor.

First Floor Accommodation:**Bedroom 1:**

11'9" x 10'9" (3.6 x 3.3)
Laminate flooring. Built in wardrobe.

Bedroom 2:

12'1" x 9'6" (3.7 x 2.9)
Laminate flooring. Built in wardrobe.

Bedroom 3:

7'6" x 7'2" (2.3 x 2.2)
Carpet flooring.

Bathroom:

5'10" x 5'6" (1.8 x 1.7)
Fitted with a white bath. Pedestal wash hand basin. Low Flush W.C. Electric shower over bath. Vinyl flooring.

Exterior Features:

On street car parking. Concrete rear yard with two small stores.

Annual Rates:

Estimated Annual Rates: £487.31 (September 2022)

Agent: Daniel Henry (Limavady)

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3. Nothing in these particulars shall be deemed to be a statement that the property is in good condition or otherwise nor that any services or facilities are in good working order.
4. The photographs appearing in these particulars show only certain parts of the property at the time when the photographs were taken. Certain aspects may be changed since the photographs were taken and it should not be assumed that the property remains precisely as displayed in the photographs. Furthermore, no assumptions should be made in respect of parts of the property which are not shown in the photographs.
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6. Where there is reference to the fact that alterations have been carried out or that a particular use is made of any part of the property this is not intended to be a statement that any necessary planning, building regulations or other consents have been obtained and these matters must be verified by an intending purchaser.
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