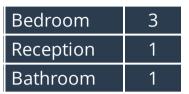


FOR SALE 83 Fitzroy Street Portadown BT62 3HF





Well presented three bedroom mid terraced property in a quiet residential area

Offers in the region of : £92,500

Opening Times

Monday to Friday 9:00 Saturday 10:00 Sunday Open during lunchtime

9:00am - 5.30pm 10:00am - 12.00pm Closed

Viewing strictly by appointment only

028 3833 1111

www.joyceclarke.team sales@joyceclarke.team 2 West Street, Portadown, BT62 3PD



83 Fitzroy Street offers an opportunity to acquire a well maintained mid terraced property in a highly regarded residential area, within walking distance of schools, shops and Portadown town centre. It offers a good sized dual aspect living room, fitted kitchen dining, and three well proportioned bedrooms (two with built in storage), and a family bathroom with shower over bath. There is great storage within the property including a floored roof space. To the rear is a low maintenance garden, with access gate. Seldom does a property within this immediate area present itself for sale, and we know this one will attract considerable interest. Early viewing is highly recommended.



- Well presented mid terraced property in a quiet residential area
- Three bedrooms (two with built in storage)
- Family bathroom with shower over bath
- Dual aspect living room with feature fireplace
- Well maintained kitchen diner with excellent storage space
- Popular location within walking distance of shops and schools
- Low maintenance rear garden





ENTRANCE HALL

Solid wood door with glazed panels to either side. Staircase leading to first floor.

KITCHEN DINER

3.88m x 3.92m (12' 9" x 12' 10") Range of high and low level kitchen cabinets. Space for fridge freezer, washing machine and cooker. Tile effect vinyl flooring. Double panel radiator. Solid wood door with glazed panel giving access to rear garden.

LIVING ROOM

3.31m x 5.25m (10' 10" x 17' 3") Dual aspect reception room with feature fireplace. Double and single panel radiators. TV point.

FIRST FLOOR LANDING

Access to hot press and storage closet. Access to floored attic with loft ladder and light.

BEDROOM ONE

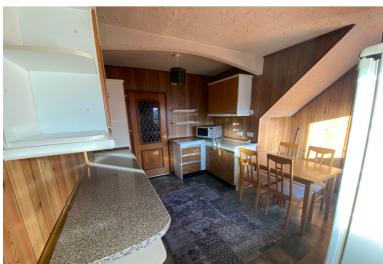
2.9m x 3.48m (9' 6" x 11' 5") Front aspect double bedroom. Double door built in storage closet. Single panel radiator.











BEDROOM TWO

3.36m x 2.56m (11' 0" x 8' 5") Front aspect double bedroom. Double door built in storage closet. Single panel radiator.

BEDROOM THREE

Rear aspect bedroom. Single panel radiator.

FAMILY BATHROOM

2.42m x 2.58m (7' 11" x 8' 6") Family bathroom with three piece bathroom suite comprising of close couple WC wash hand basin. Panel bath with shower head attachment. Fully tiled walls. Tile effect vinyl flooring. Double panel radiator.

FRONT GARDEN

The property is accessed via a pedestrian pathway, and has a neat and tidy lawn to the front.

REAR GARDEN

Low maintenance garden. Oil tank and burner. Outside tap and lighting.











We endeavour to make our sales details accurate and reliable, however 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 representation 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 information, which we provide, about the property is strifted by yourself or your advises. Site plans on brochures are not drawn to scale, however we are happy to provide scale drawings from our office. Artist&TM s impressions are for illustrative purposes only. All details including materials, finishes etc.