



## 25 Demesne Avenue, Derry, BT48 9QD

**£600 PCM**

- 2 bedroom mid terrace
- oil heating
- enclosed rear yard
- white good included

## Directions

## Viewings

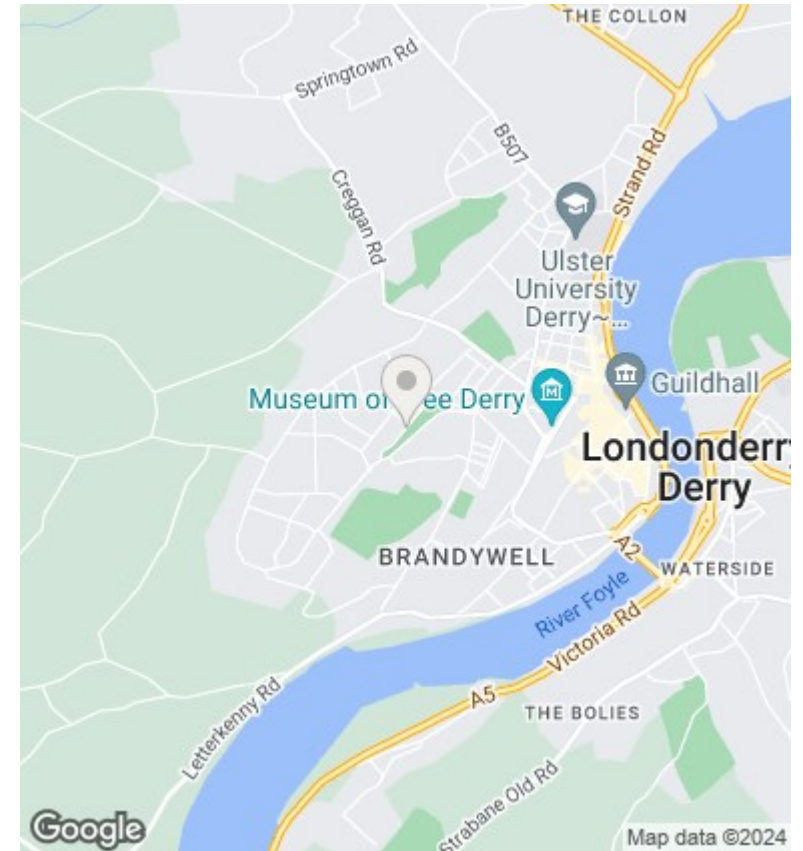
Viewings by arrangement only. Call 02871262366 to make an appointment.

## Council Tax Band

D

## EPC Rating:

E



Energy Efficiency Rating		Current	Potential
<i>Very energy efficient - lower running costs</i>			
(92 plus) <b>A</b>			
(81-91) <b>B</b>			
(69-80) <b>C</b>			
(55-68) <b>D</b>			
(39-54) <b>E</b>		50	64
(21-38) <b>F</b>			
(1-20) <b>G</b>			
<i>Not energy efficient - higher running costs</i>			
<b>Northern Ireland</b>		EU Directive 2002/91/EC	