



## 24 Cherry Drive Eglinton, BT47 3US



Homepage Estate Agents are delighted to present this very impressive 4 bedroom detached bungalow, nestled in a quiet cul-de-sac in the very much sought after Eglinton Area.

This large family home sits on a spacious private site and comprises of kitchen, living room, dining area, utility room, 4 large bedrooms with master ensuite, and a family bathroom.

Externally the property boasts a paved patio area with private lawns to the front, side and rear enclosed with fencing and hedgerows

This beautiful family home is presented in immaculate condition throughout, offering bright and spacious living accommodation in a delightful setting and is sure to appeal to a wide range of buyers.

**Asking price £210,000**

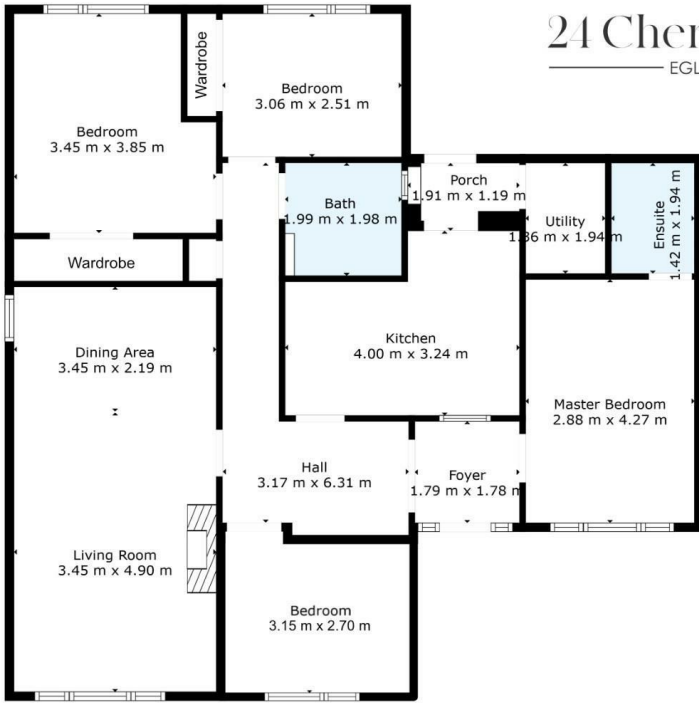
### Viewing

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 BUNGALOW
- 4 BEDROOM FAMILY HOME
- 2 BATHROOMS
- BEAUTIFULLY PRESENTED THROUGHOUT
- LARGE PRIVATE CORNER SITE
- FRONT, SIDE & REAR GARDENS
- PAVED PATIO AREAS
- PVC DOUBLE GLAZED WINDOWS
- OFF STREET PARKING
- SOUGHT AFTER LOCATION

# 24 Cherry Drive

— EGLINTON —



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 some measurements are taken to widest point.



## Energy Efficiency Rating

|   | Current | Potential |
|---|---------|-----------|
| Very energy efficient - lower running costs |         |           |
| (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>                            |         |           |
| (21-38) <b>F</b>                            |         |           |
| (1-20) <b>G</b>                             |         |           |
| Not energy efficient - higher running costs |         |           |

## Northern Ireland Environmental Impact (CO<sub>2</sub>) Rating

EU Directive 2002/91/EC

|   | Current | Potential |
|---|---------|-----------|
| Very environmentally friendly - lower CO <sub>2</sub> emissions |         |           |
| (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>  |         |           |
| (21-38) <b>F</b>  |         |           |
| (1-20) <b>G</b>   |         |           |
| Not environmentally friendly - higher CO <sub>2</sub> emissions |         |           |

## Northern Ireland

EU Directive 2002/91/EC



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.