

SPECIAL FEATURES OF THE PROPERTY INCLUDE:



VIEWING STRICTLY BY APPOINTMENT ONLY

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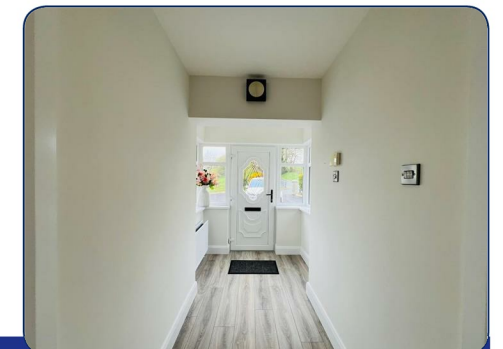
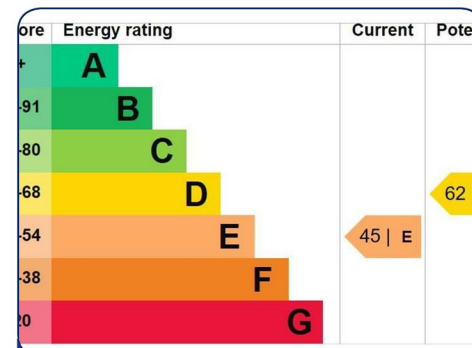
Daniel Henry
ESTATE AGENTS

£219,950

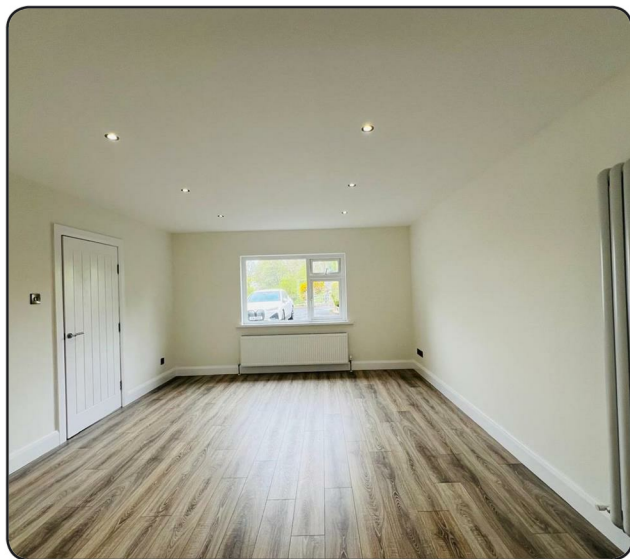


19 Carnanreagh Road, Claudy, BT47 4AU

- DETACHED BUNGALOW ON APPROX. 0.65 ACRE SITE
- PVC DOUBLE GLAZED WINDOWS
- PVC FRONT AND BACK DOORS
- OIL FIRED CENTRAL HEATING
- TARMAC DRIVEWAY
- LAWN TO REAR
- SECURITY SYSTEM INSTALLED
- LOWER GARDEN
- SHEDS
- EPC RATING - E



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ENTRANCE HALLWAY

Having hotpress, walk in cloaks cupboard, recessed lighting, laminated wooden floor.

LOUNGE

14'9" x 13'9" (4.50m x 4.19m)

Having fireplace with granite hearth, ceiling cornicing, laminated wooden floor.

KITCHEN / DINING AREA

26'11" x 13'4" wp (8.20m x 4.06m wp)

Having excellent range of eye and low level units, 1 1/2 bowl stainless steel sink unit with mixer taps, hob, oven, stainless steel extractor hood, plumbed for dishwasher, space for fridge / freezer, ample dining space, recessed lighting, laminated wooden floor.

BEDROOM 1

14'2 x 11'9' wp (4.32m x 3.58m' wp)

Having range of built in wardrobes, laminate wooden floor, additional built in wardrobe.

BEDROOM 2

13'8' x 11'9' (4.17m' x 3.58m')

Having built in wardrobe and laminated wooden floor.

BEDROOM 3

10'4 x 7'10' (3.15m x 2.39m')

BATHROOM

Comprising bath with electric shower over, shower screen, PVC cladding, whb set in vanity unit, wc, recessed lighting, chrome radiator.

EXTERIOR FEATURES

Tarmac driveway with flower beds. Neat lawn to rear.
Concrete yard to rear leading to shed and lower garden.
Two additional sheds
Fuel/store with light and power points

ESTIMATED ANNUAL RATES

£1222.32 (APRIL 2024)

