

SPECIAL FEATURES OF THE PROPERTY INCLUDE:



Daniel Henry
ESTATE AGENTS

£84,950

FOR SALE



6 Bluebell Avenue, Cullion, BT47 2SH

VIEWING STRICTLY BY APPOINTMENT ONLY

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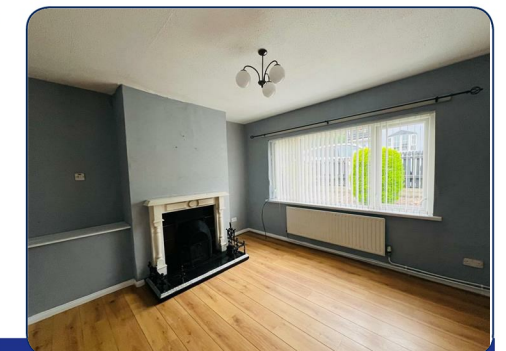
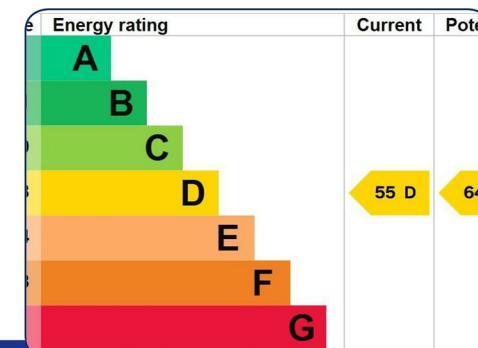
- MID TERRACE BUNGALOW
- 2 BEDROOM/1 RECEPTION
- OIL FIRED & SOLID FUEL HEATING
- PVC DOUBLE GLAZED WINDOWS
- PVC EXTERIOR DOORS
- YARD TO REAR
- EPC RATING -

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5. Any areas, measurements or distances referred to herein are approximate only.
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.
7. Descriptions of the property are inevitably subjective and the descriptions contained herein are given in good faith as an opinion and not by way of statement of fact.
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THE PROPERTY COMPRISES:

ACCOMMODATION

HALLWAY

Having cloaks cupboard.

LOUNGE

12'11" x 10'11" (3.94m x 3.33m)

Having fireplace and laminated wooden floor.

KITCHEN

12'8" x 8'8" (3.86m x 2.64m)

Having eye and low level units, tiling between units, single drainer stainless steel sink unit, wired for cooker, plumbed for washing machine, dining space, tiled floor.

BEDROOM 1

11'5" x 10'7" wp (3.48m x 3.23m wp)

Having hotpress and laminated wooden floor.

BEDROOM 2

11'5" x 7'11" (3.48m x 2.41m)

Having laminated wooden floor.

BATHROOM

Comprising bath with electric shower over, shower screen, whb and wc, fully tiled walls and floor.

EXTERIOR FEATURES

Enclosed to rear by fence and gate.

Paved yard to rear.

Fuel store and shed.

ESTIMATED ANNUAL RATES

£444.48 (JULY 2024)

