

SPECIAL FEATURES OF THE PROPERTY INCLUDE:





VIEWING STRICTLY BY APPOINTMENT ONLY

Agent: Daniel Henry (Waterside)
 34 Spencer Road, Londonderry BT47 6AA
 Tel. 02871347539
 waterside@danielhenry.co.uk
 www.danielhenry.co.uk

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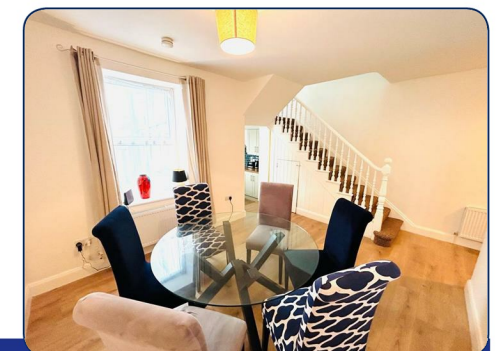
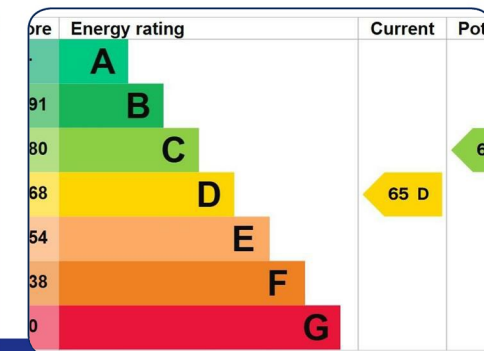
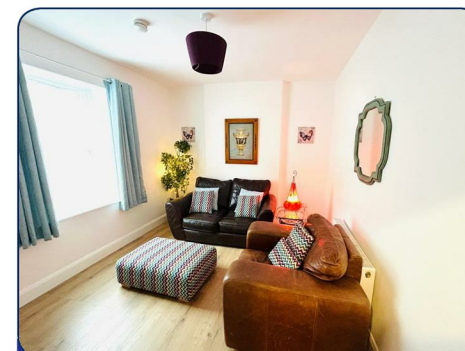
£129,950

FOR SALE

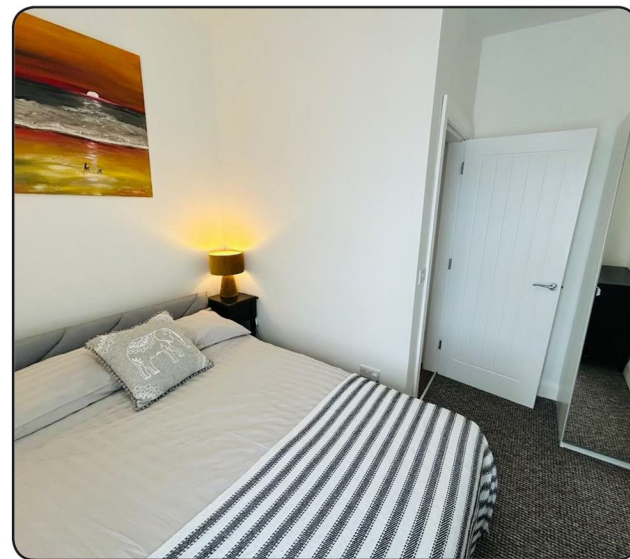
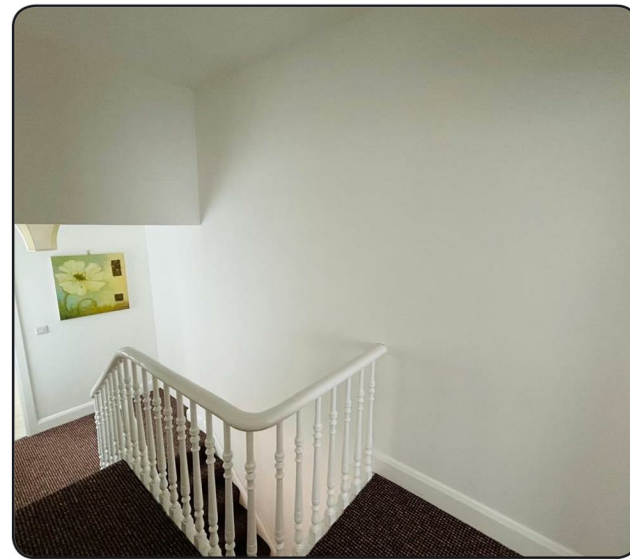
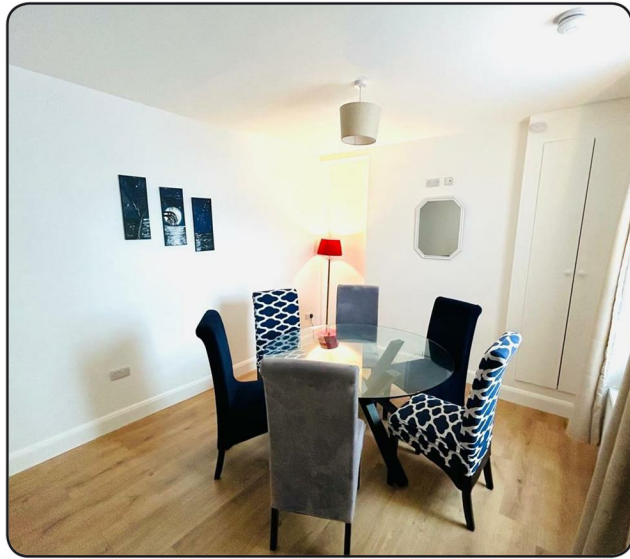


19 Benvarden Avenue, Derry, BT47 2AS

- MID TERRACE HOUSE
- 3 BEDROOM/2 RECEPTION
- GAS FIRED CENTRAL HEATING
- PVC DOUBLE GLAZED WINDOWS & DOORS
- CARPETS & BLINDS INCLUDED IN SALE
- RECENT DAMP PROOF COURSE INSTALLED
- YARD TO REAR
- EPC RATING -



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ACCOMMODATION

VESTIBULE PORCH

Having tiled floor.

HALLWAY/DINING ROOM

17'2 x 10'9" (5.23m x 3.28m)

Open plan. Having understairs storage and laminated wooden floor.

LOUNGE

11'11" x 10'4" (3.63m x 3.15m)

Having laminated wooden floor.

KITCHEN

12'2" x 7'3" (3.71m x 2.21m)

Having eye and low level units, tiling between units, single drainer stainless steel sink unit with mixer taps, integrated hob and underoven, stainless steel extractor hood, space for fridge / freezer, plumbed for washing machine, laminated wooden floor.

FIRST FLOOR

BEDROOM 1

10'7" x 10' wp (3.23m x 3.05m wp)

BEDROOM 2

10' x 8'6" (3.05m x 2.59m)

BEDROOM 3

10'2" x 7'5" (3.10m x 2.26m)

BATHROOM

Comprising bath with shower attachment to taps, whb vanity unit, wc, partly tiled walls, tiled floor.

EXTERIOR FEATURES

Concrete yard to rear.

Shed having light and power points.

ESTIMATED ANNUAL RATES

£805.62 (AUG 2024)

