

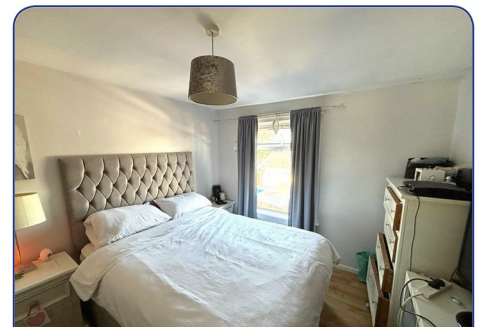
£90,000

FOR SALE



37 Drumachose Park, Limavady, BT49 0NY

- Mid Terrace House
- Lounge / Kitchen / 3 Bedrooms
- Good Residential Area
- Oil Fired Central Heating
- Enclosed Concrete Rear Yard
- Excellent First Time / Investment Purchase



### Description:

This mid terrace, three bedroom property is sure to attract a lot of interest. Situated in the quiet residential area of Drumachose Park, this home offers good family accommodation. Viewing is by appointment only with the undersigned agent.

### Location:

Leaving Limavady along the Greystone Road, Take right at the roundabout onto the Scroggy Road, Take the first left into Drumachose Park. Follow the main road in the development and take the first left and No.37 is on your right hand side.

### Ground Floor Accommodation:

#### Hallway:

12'1" x 3'11" (3.7 x 1.2)  
Tiled flooring. Telephone point.

#### Lounge:

15'5" x 11'5" (4.7 x 3.5)  
Electric fire. Laminate floor.

#### Kitchen:

17'8" x 11'5" (5.4 x 3.5)  
Fitted with a range of eye and low level units with matching worktop. Tiled around units. Stainless steel sink unit. Point for hob. Tiled flooring. Under stair storage.

#### Separate W.C.

5'2" x 2'3" (1.6 x 0.7)  
With a Low Flush W.C. and pedestal wash hand basin.  
Tiled flooring.

### First Floor Accommodation:

#### Bedroom 1:

11'5" x 10'2" (3.5 x 3.1)  
Double built in robe. Laminate flooring.

#### Bedroom 2:

11'5" x 10'2" (3.5 x 3.1)  
Cushion flooring.

#### Bedroom 3:

8'6" x 7'2" (2.6 x 2.2)  
Laminate flooring.

#### Bathroom:

7'6" x 6'6" (2.3 x 2.0)  
With a fitted white bath with electric shower over bath. Pedestal wash hand basin. Low Flush W.C. Extractor fan. Cushion flooring. Part tiled walls.

#### Exterior Features:

Enclosed front garden laid in lawn. Enclosed concrete rear yard.

**Agent: Daniel Henry (Limavady)**

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