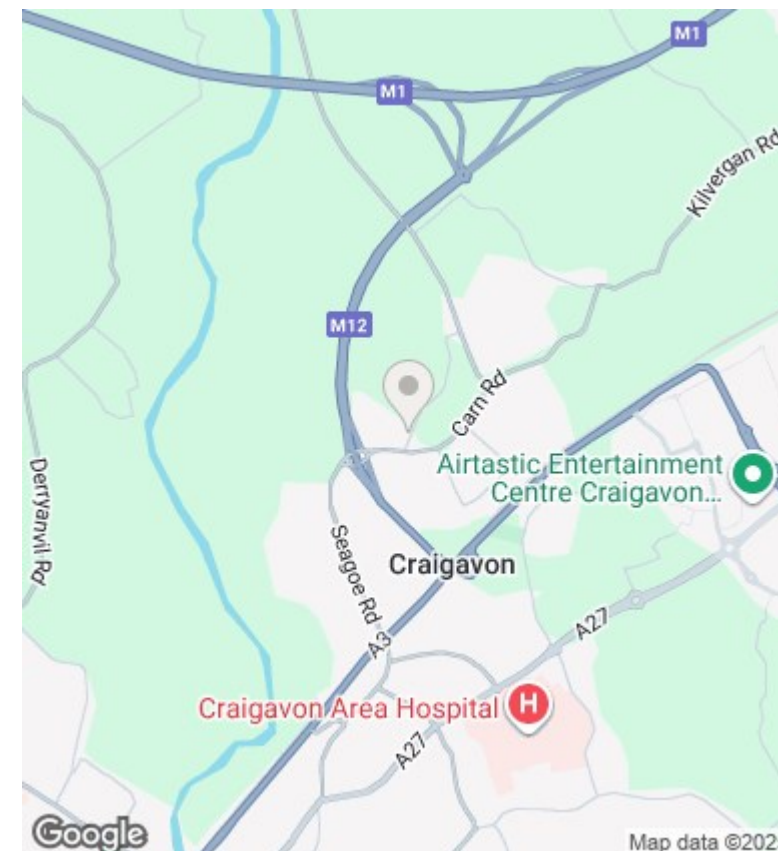




40 Charlestown Road, Portadown, Craigavon, County Armagh, Asking Price £499,950

- A magnificent detached house approx 4100 sqft.
- Spacious Sitting Room and Dining Room
- Double glazed windows & doors in wooden frame
- Modern four piece bathroom suite
- Large Indoor garden/ activity room
- Beautiful driveway with mature gardens to front and side.
- Open plan Kitchen living space
- 5 large double bedrooms
- Full indoor squash court
- 2 Large sheds and yard adjacent
- 3 spacious garages
- Kitchen with a range of high and low level fitted units and centre island
- Ground floor WC, shower room and Utility Room
- Fully enclosed rear garden, hosting space
- Oil Fired Central Heating



Directions

Situated 3 miles outside of Portadown this stunning home is located on the Charlestown Road. It's location is conveniently close to Portadown town centre, leaving close access to Craigavon Area Hospital, schools, bars, restaurants and local amenities. Craigavon is also a short drive away which benefits the popular Rushmere shopping centre, Omniplex cinema and various parks and recreational areas.

Viewings

Viewings by arrangement only. Call 02838 399911 to make an appointment.

Council Tax Band

Northern Ireland

EPC Rating:

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
Northern Ireland	EU Directive 2002/91/EC	