



## 10 Castlecroft Drive Londonderry, BT47 4FH



Located in Castlecroft Drive, just off Main Street Dungiven, this very well presented 3 bedroom semi-detached property is a perfect family home.

This 3 Bedroom property has a wide range of stunning internal and external features such as off street parking, private rear garden, modern lounge with feature wood burning stove, recessed lighting, contemporary kitchen with stone worktops, spacious utility and downstairs WC.

Upstairs, the home includes three generously sized bedrooms, ample storage and a large family bathroom.

Boasting excellent living accommodation and outdoor space this property is sure to appeal to a wide range of buyers.

**Offers over £164,950**

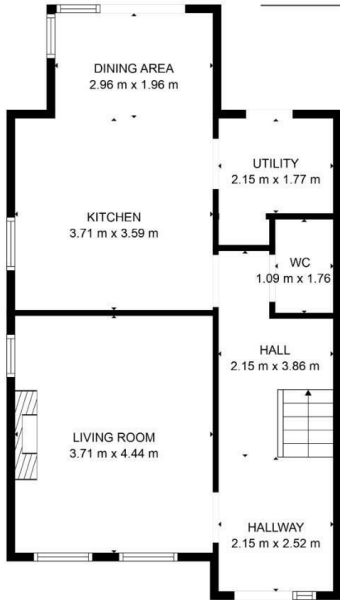
### Viewing

Please contact our Homepage NI Office on 08000465102 if you wish to arrange a viewing appointment for this property or require further information.

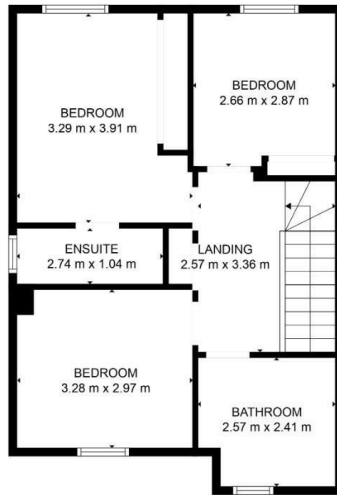
- 3 BEDROOM FAMILY HOME
- SEMI DETACHED
- EXCEPTIONAL INTERNAL FEATURES
- 3 BATHROOMS
- MASTER ENSUITE
- OFF STREET PARKING
- PRIVATE REAR GARDENS
- SOUGHT AFTER LOCATION

# 10 Castlecroft Drive

DUNGIVEN



Ground Floor



First Floor

This architectural perspective is for illustrative purposes only. The floor plan shown may vary from the actual finish on site. Plans are not to scale and measurements are approximate.

## Energy Efficiency Rating

	Current	Potential
Very energy efficient - lower running costs		
(92 plus) <b>A</b>		
(81-91) <b>B</b>		
(69-80) <b>C</b>		
(55-68) <b>D</b>		
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
Not energy efficient - higher running costs		

## Northern Ireland

EU Directive 2002/91/EC

## Environmental Impact (CO<sub>2</sub>) Rating

	Current	Potential
Very environmentally friendly - lower CO <sub>2</sub> emissions		
(92 plus) <b>A</b>		
(81-91) <b>B</b>		
(69-80) <b>C</b>		
(55-68) <b>D</b>		
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
Not environmentally friendly - higher CO <sub>2</sub> emissions		

## Northern Ireland

EU Directive 2002/91/EC



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.

Homepage Estate Agents

Tel: 08000465102 | Email: info@clickhomepage.online

www.clickhomepage.online

