

SPECIAL FEATURES OF THE PROPERTY INCLUDE:



Daniel
Henry
ESTATE AGENTS

£200,000

FOR SALE



6 Greenwood Avenue, Derry, BT47 2PW

- SEMI DETACHED HOUSE
- OIL FIRED & SOLID FUEL HEATING
- DOUBLE GLAZED WINDOWS THROUGHOUT
- LAWN TO FRONT & REAR
- DRIVEWAY TO SIDE

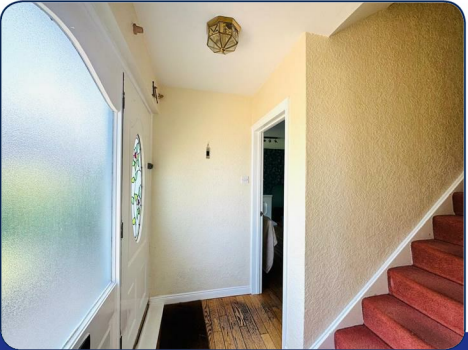
VIEWING STRICTLY BY APPOINTMENT ONLY

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



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THE PROPERTY COMPRISES:

HALLWAY

Having semi solid wooden floor.

LOUNGE

14'11 x 12'9 (4.55m x 3.89m)

Having fireplace, under stair storage, semi solid wooden floor.

KITCHEN/DINING

19'11 x 9'6 (6.07m x 2.90m)

Having range of eye and low level units, tiling between units, single drainer stainless steel sink unit with mixer taps, Integrated gas hob & electric under oven, recessed lighting, ample dining space, French doors, laminated wooden floor.

UTILITY ROOM

Plumbed or automatic washing machine, space for tumble dryer, space for fridge/freezer, laminated wooden floor.

SHOWER ROOM

Comprising tiled walk in electric shower, whb & wc, tiled walls, tiled floor.

FIRST FLOOR

Landing.

BEDROOM 1

16'9 x 8'8 (5.11m x 2.64m)

Having built in wardrobes, laminated wooden floor, dual aspect.

BEDROOM 2

12'4 x 10'5 wp (3.76m x 3.18m wp)

Having hot press.

BEDROOM 3

11'5 x 8'1 (3.48m x 2.46m)

Having built in wardrobe, laminated wooden floor.

BEDROOM 4

9'3 x 8'5 wp (2.82m x 2.57m wp)

Having built in cupboard, laminated wooden floor.

BATHROOM

Comprising bath, whb & wc, tiled walls.

EXTERIOR FEATURES

Neat lawn to front bordered by feature stone wall, stone pillars.

Paved driveway.

Decked patio to rear leading to neat lawn.

ESTIMATED ANUAL RATES

£1224.62 (JULY 2025)

