



## 80 Killylane Road, Eglinton, Londonderry, BT47 3DR

**Asking Price £325,000**

- 4 acres of land
- once in a lifetime opportunity
- Detached Bungalow needing work
- Stunning views



**Directions**

turn off main Derry Road at Rising Sun Bar and follow Killylane Road for 500 Meters Bungalow and land on right hand side

**Viewings**

Viewings by arrangement only. Call 02871262366 to make an appointment.

**Council Tax Band**

**EPC Rating:**

Energy Efficiency Rating		
	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(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>		
<i>Not energy efficient - higher running costs</i>		
<b>Northern Ireland</b>	EU Directive 2002/91/EC	