

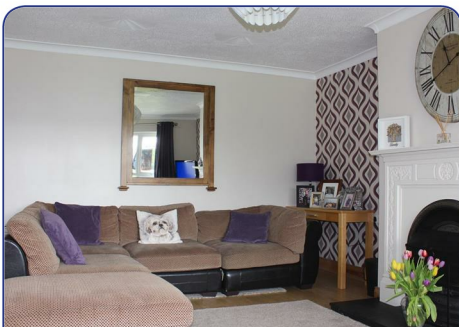
£165,000

FOR SALE



19 Glenrandel, Eglinton, BT47 3XN

- Semi-detached Bungalow
- 4 Bedrooms/2 Receptions/2 Bathrooms
- UPVC Double Glazed Windows & External Doors
- Oil Fired Central Heating
- UPVC Fascia/Soffit/Eaves/Gutters
- Concrete Driveway
- Spacious Surrounding Garden with Mature Shrubs
- Excellent Private Residential Location



DESCRIPTION:

This excellent extended four bedroom family home is situated within an ever popular private residential location, within easy walking distance of Eglinton Village. The property itself is a semi-detached chalet bungalow which is very well presented having modern fitted kitchen, two receptions and four bedrooms. It has the benefit of a good sized garden and would be an ideal family home. We as the selling agent would recommend internal viewing.

LOCATION:

Leaving Eglinton, proceed along the Woodvale Road. Travel a short distance and take left into Glenrandel. Take the first turn on the left and number 19 is situated at the end of the cul-de-sac.

ACCOMMODATION TO INCLUDE:

Entrance Porch:

8'6" x 3'11" (2.6 x 1.2)
with tiled floor.

Hallway:

25'7" x 4'11" (7.8 x 1.5)
with wood effect laminate floor, coving around ceiling, built-in cloaks, telephone point, wood panelling to walls.

Lounge:

16'4" x 11'9" (5.0 x 3.6)
having cast iron fireplace with granite hearth, coving around ceiling.

Kitchen/Dining:

18'0" x 10'9" (5.5 x 3.3)
with a good range of Walnut effect eye and low level units, matching worktop, tiled around units, under-unit lighting, stainless steel sink unit, pelmet over window, built-in gas hob and oven, extractor fan with light, feature wine display rack, recess low voltage down-lighters, tiled floor, UPVC patio doors to garden.

Utility Room:

9'10" x 5'2" (3.0 x 1.6)
with eye and low level units, matching worktop, tiled around units, stainless steel sink unit, plumbed for automatic washing machine, tiled floor.

Family Room:

16'0" x 10'9" (4.9 x 3.3)
with UPVC patio doors to garden.

Master Bedroom (1):

12'9" x 10'9" (3.9 x 3.3)
having built-in wardrobe, UPVC patio doors to garden. EN-SUITE: 2.0 x 1.6 having fully tiled shower cubicle with electric shower, pedestal wash hand basin, low flush w.c., extractor fan, Chrome heated towel rail, fully tiled walls, tiled floor.

Bedroom (2):

9'10" x 9'2" (3.0 x 2.8)

Bedroom (3):

9'2" x 7'10" (2.8 x 2.4)

Bedroom (4):

9'2" x 7'2" (2.8 x 2.2)
with cushion floor.

Bathroom:

11'9" x 6'6" (3.6 x 2.0)
with four piece suite comprising of fitted bath, pedestal wash hand basin, low flush w.c., fully tiled shower cubicle with Power shower. Also having tiled floor.

EXTERIOR FEATURES:

Enclosed garden to front, side and rear of property laid in lawn with attractive mature shrubs. Wooden decked area to rear. Outside light & tap.

ANNUAL RATES:

£1085.76 as at 23/04/2018.

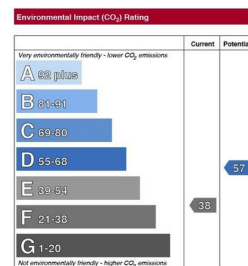
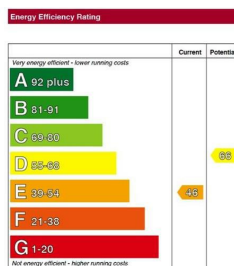
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