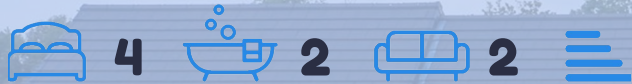




## NEW PHASE The Hillocks Derry / Londonderry, BT47 3FS



The Hillocks, Church Brae is a stunning collection of modern detached and semi-detached homes.

The Aster - 4 Bed Detached - 1,375 sq ft  
The Foxglove - 4 bed Semi - 1,260 sq ft  
The Primrose - 3 bed Semi - 1,125 sq ft  
The Carnation - 4 bed Detached - 1,450 sq ft  
The Lotus - 4 bed Semi - 1,100 sq ft

\*\*\* ALL WITH SUN ROOMS \*\*\*

A choice of 3 & 4 bedroom semi-detached homes with enclosed rear gardens, tarmac driveways, paved patio areas, and full turnkey finishes all with spacious living accommodation.

Buyers will have a range of interior finish choices to include bathroom, flooring, and modern kitchen styles.

Suitable for first time buyers, young professionals and families alike.

## Offers around No Price

### Viewing

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



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		
<b>Northern Ireland</b>		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		
<b>Northern Ireland</b>		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 firms employment has the authority to make or give any representation or warranty in respect of the property.