



## 30 Plantation Drive Limavady, BT49 0UW



Homepage Estate Agents are delighted to offer this exceptional 4 bedroom detached home, within the much sought after Plantation View development.

This property is finished to an excellent standard with quality finishes and excellent workmanship, the property offers ample living and bedroom space for families to enjoy.

The property benefits from a spacious plot, private driveway laid in paviors, private rear garden with paved patio area, front and side gardens laid out in lawn and shrubbery, enclosed with decorative black railings and laurel hedging.

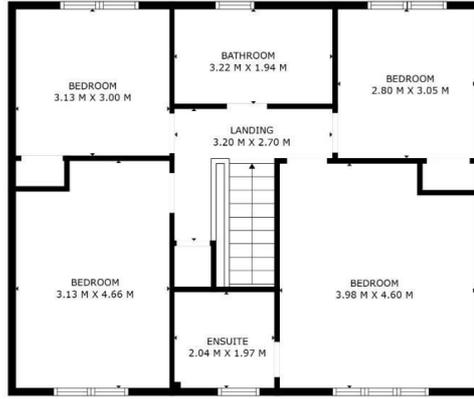
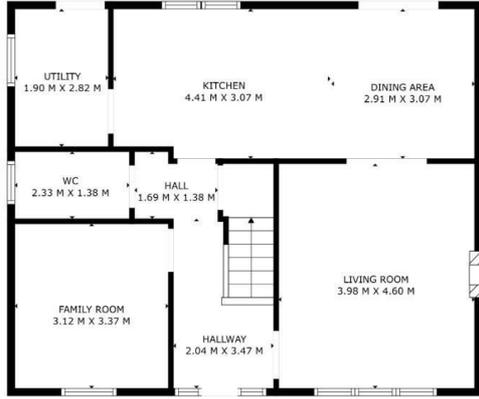
Located just off the Greystone Road, this home is perfectly located within close proximity to a multitude of local amenities and the main commuter links to Coleraine and Derry/Londonderry.

- LARGE 4 BEDROOM DETACHED
- 2 RECEPTION ROOMS
- OPEN PLAN KITCHEN / DINING
- 3 BATHROOMS
- BUILT IN WARDROBES
- EXCEPTIONAL STANDARD THROUGHOUT
- SOUTH WEST FACING
- PRIVATE REAR GARDEN
- PRIVATE PAVED DRIVEWAY
- A TRUELY STUNNING FAMILY HOME
- SOUGHT AFTER LOCATION

**Offers over £279,000**

# 30 Plantation Drive

LIMAVADY



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



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