8 GLENCAIRNE
BUSH ROAD
DUNGANNON
CO TYRONE
BT71 6GP

TOM HENRY &CO.
estate agents

working harder to make your move easier

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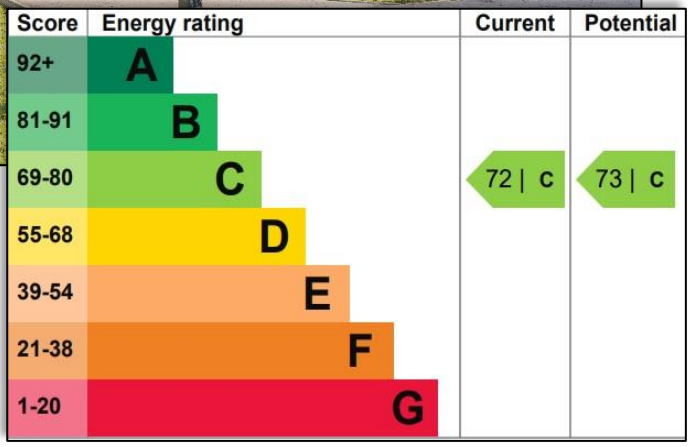
CONVENIENT LOCATION, DECEPTIVELY SPACIOUS ACCOMMODATION & WELL PRESENTED THROUGHOUT

THIS MODERN, COMFORTABLE AND DECEPTIVELY SPACIOUS 3 BEDROOM END-TOWNHOUSE OFFERS THE PROSPECTIVE PURCHASER VERSATILE AND WELL-APPOINTED ACCOMMODATION IN A MOST CONVENIENT SETTING.
LOCATED ON THE BUSH ROAD IT IS ACCESSIBLE TO MANY GOOD SCHOOLS, RECREATIONAL, SOCIAL AND LEISURE AMENITIES, AND IS IDEALLY SITUTATED FOR YOUNG PROFESSIONALS COMMUTTING TO ALL PARTS OF THE PROVINCE.
THE GROUND FLOOR INCLUDES A WELL-PROPORTIONED KITCHEN OPENING TO THE GENEROUS & PRIVATE REAR GARDEN, THE PERFECT SPACE FOR YOUNG CHILDREN. A COSY SITTING ROOM WITH OPEN FIREPLACE OFFERS A COMFORTABLE SPACE TO RELAX. TO ITS FIRST FLOOR THIS PROPERTY EXTENDS TO 3 BEDROOMS INCLUDING MASTER ENSUITE AND ONE WITH BUILT-IN STORAGE.

THIS ONE MUST BE VIEWED TO BE APPRECIATED & IS SURE TO APPEAL TO FIRST TIME BUYERS, DOWNSIZERS, PROFESSIONALS & INVESTORS.



OFFERS OVER: £104,950

PROPERTY FEATURES, ACCOMMODATION IN BRIEF & FLOORPLANS OVERLEAF...

www.tomhenryandco.com

PROPERTY FEATURES:

- A SPACIOUS 3 BEDROOM SEMI/END OF TERRACE PROPERTY.
- HIGHLY SOUGHT AFTER “BUSH ROAD” LOCATION.
- CONVENIENT TO GOOD SCHOOLS, MAJOR EMPLYERS & ALL TOWN AMENITIES.
- GENEROUS ENCLOSED REAR GARDEN.
- FITTED KITCHEN WITH APPLIANCES INCLUDED.
- 3 BEDROOMS (MASTER ENSUITE & 1 WITH BUILT IN STORAGE).
- BATHROOM, ENSUITE & POWDER ROOM.
- OIL FIRED CENTRAL HEATING.
- 6 PANEL INTERNAL DOORS.
- FLOOR & WINDOW COVERINGS INCLUDED IN SALE.
- MOULDED SKIRTINGS & ARCHITRAVES.
- CLADDING TO FACIA & SOFFITS.
- SURE TO APPEAL TO A WIDE RANGE OF PERSPECTIVE PURCHASERS.

ACCOMMODATION IN BRIEF…

ENTRANCE HALL:
U.P.V.C. OUTER DOOR LEADED GLASS INSET & GLAZED FANLIGHT.
PRE-FINISHED FLOOR. CARPET TO STAIRS.

SITTING ROOM:
PRE-FINISHED FLOOR. OPEN FIREPLACE.

KITCHEN/FAMILY DINING:

FITTED HIGH & LOW LEVEL UNITS. S.S.SINK & DRAINER. MIXER TAP FITTING. INTEGRATED HOB & UNDER OVEN. XFAN. INTEGRATED FRIDGE FREEZER. PLUMBED FOR A.W.M. TILED SPLASHBACK. TILED FLOOR. U.P.V.C. OUTER DOOR WITH GLAZED TOP PANEL.

POWDER ROOM:
TOILET. WASH BASIN. TILED FLOOR. X-FAN.

FIRST FLOOR:

STAIRS & LANDING:
CARPET.

HOTPRESS:

BEDROOM 1 (MASTER):
TO REAR. PRE-FINSISHED FLOOR.

ENSUITE:

ELECTRIC SHOWER. TILED. TOILET. WASH BASIN. TILED FLOOR. X-FAN.

BEDROOM 2:

TO FRONT. PRE-FINISHED FLOOR.

BEDROOM 3:

TO FRONT. BUILT IN STORAGE. PRE-FINISHED FLOOR.

BATHROOM:

WHITE SUITE. TILED ELECTRIC SHOWER. TOILET. WASH HAND BASIN. BATH. SOME WALL TILING. TILED FLOOR. X-FAN.

OUTSIDE:

ENCLOSED PRIVATE GARDEN TO THE REAR.

FLOOR PLANS FOR I.D. PURPOSES ONLY.

Thinking of selling or renting your home?

TOM HENRY &CO. estate agents est. 1979

Want to know what your property is worth?

> *Free no obligation pre sale/ pre let valuation.*
> *Market leading sales record.*
> *Competitive sales & rental rates.*
> *RICS member firm.*
> *Professional & efficient service.*
> *Over 100 years local combined experience.*

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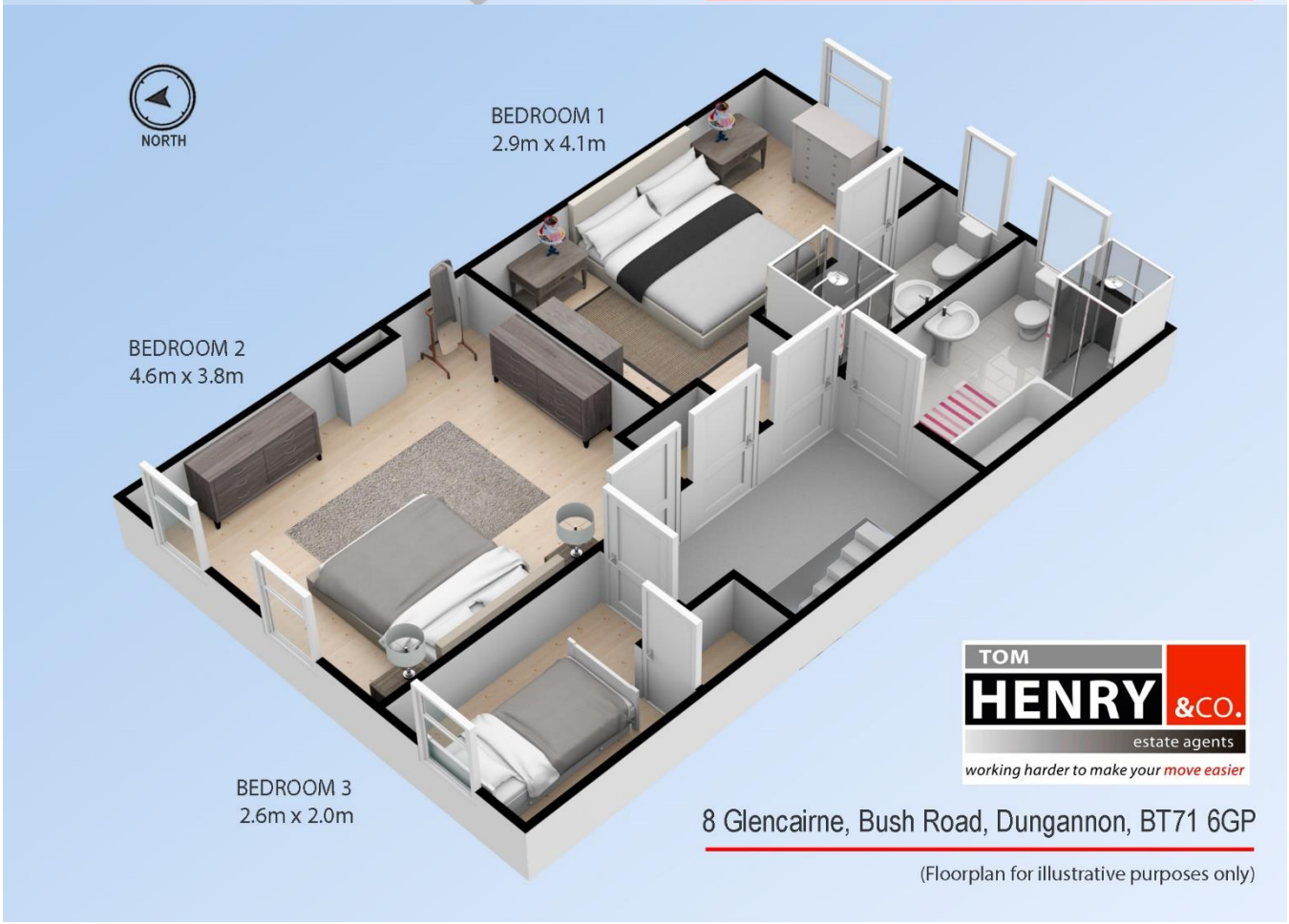

N.B.

Any photographs displayed or attached to brochures may have been taken with a wide angled lens. Tom Henry and Co. have not tested any apparatus, equipment, fittings or services and cannot verify that these are in working order.

VALUATIONS:

Should you be considering the sale of your own property we would be pleased to arrange through our office a Free Valuation and advice on selling without obligation.

FOR FULL DETAILS & ARRANGEMENTS TO VIEW PLEASE CONTACT THE SOLE AGENT.