



21 Cafolla Gardens

Lurgan, Craigavon, BT66 6EE

Asking price £109,950



Marc Fegan Bespoke Estate Agency are delighted to welcome to the market this beautifully presented three-bedroom mid-terrace home, ideally located in the ever-popular Cafolla Gardens area of Lurgan.

This charming property has been thoughtfully extended to the rear, creating a spacious and functional layout perfectly suited to modern family living. The ground floor features a welcoming lounge complete with a stylish electric fireplace, creating a cosy focal point for relaxing evenings. A recently fitted white gloss kitchen, installed just two years ago, adds a real sense of contemporary style, boasting butcher's block worktops and a double bowl ceramic Belfast-style sink. A separate utility room and dining area provide additional convenience, along with a downstairs WC.

Upstairs, the home offers three bedrooms (two doubles and one single) and a modern three-piece shower room, all finished to a high standard. Outside, the front and rear gardens have been designed with low maintenance in mind and are fully paved—ideal for those seeking outdoor space without the upkeep.

Additional benefits include PVC double glazed windows throughout and oil fired central heating, ensuring year-round comfort and efficiency. The property is conveniently located close to a range of local schools,



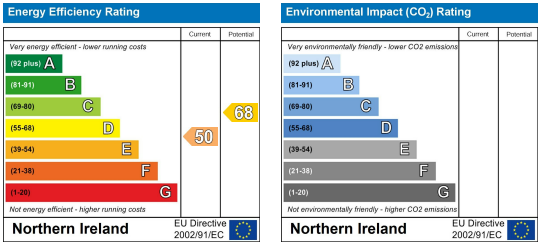
Area Map



Floor Plans



Energy Efficiency Graph



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.