

**SPECIAL FEATURES OF THE PROPERTY INCLUDE:**



**Daniel Henry**  
ESTATE AGENTS

£135,000

**FOR SALE**



**116 Stevenson Park, L'Derry, BT47 3QU**

- END TERRACE HOUSE
- 3 BEDROOM/1 RECEPTION
- GAS FIRED CENTRAL HEATING
- PVC DOUBLE GLAZED WINDOWS & EXTERNAL DOORS
- BLINDS INCLUDED IN SALE
- GARDEN TO FRONT
- CONCRETE YARD TO REAR
- EPC RATING -

**VIEWING STRICTLY BY APPOINTMENT ONLY**

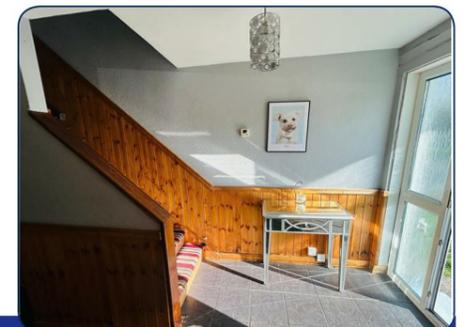
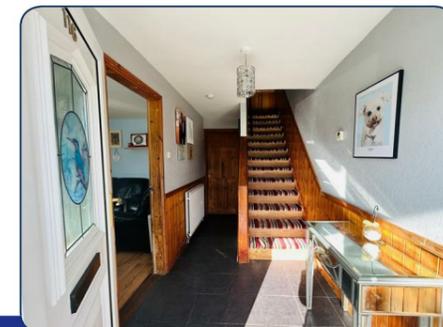
**Agent:**

**Daniel Henry**  
ESTATE AGENTS

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[www.danielhenry.co.uk](http://www.danielhenry.co.uk)  
[www.propertypal.com](http://www.propertypal.com)





## ACCOMMODATION

### HALLWAY

Having 1/2 panelled walls and tiled floor.

### LOUNGE

14'5" x 12'4" into bay (4.39m x 3.76m into bay)

Having ornamental fireplace and laminated wooden floor.

### KITCHEN/DINING AREA

13'6" x 10'8" (4.11m x 3.25m)

Having eye and low level units, single drainer stainless steel sink unit with mixer taps, integrated hob, double oven, space for American style fridge/freezer, integrated dishwasher, space for tumble dryer, breakfast bar with storage under, tiled floor.

### REAR HALLWAY

Having storage cupboard and 1/2 panelled walls.

### FIRST FLOOR

### LANDING

Having 1/2 panelled walls.

### BEDROOM 1

12'4" x 11'5" (3.76m x 3.48m)

Having airing cupboard, built in wardrobe, laminated wooden floor.

### BEDROOM 2

12'4" x 9'8" (3.76m x 2.95m)

Having built in wardrobe and laminated wooden floor.

### BEDROOM 3

9'5" x 7'4" (2.87m x 2.24m)

Having laminated wooden floor.

### SHOWER ROOM

Comprising walk in electric shower with PVC cladding to walls, whb with mixer taps set in vanity unit, wc, extractor fan, PVC cladding to walls and ceiling.

### EXTERIOR FEATURES

Garden to front enclosed by fence and gate.

Concrete yard to rear enclosed by fence.

Concrete shed with power points.

Garden shed with light and power points.

Outside light and tap.

### ESTIMATED ANNUAL RATES

£560.00 (MARCH 2026)

