



11 Cambrai Heights

Waringstown, Craigavon, BT66 7PY

Jones Estate Agents are delighted to bring to the market this four bedroom detached bungalow with garage in the sought after village of Waringstown. All local amenities within walking distance and convenient for ease of access to larger neighbouring towns of Lurgan and Banbridge. This deceptively spacious bungalow offers well appointed accommodation which includes four double bedrooms and two reception rooms. Whilst requiring some modernisation, the potential for a great family cannot be denied!

Adding further appeal is the fantastic site this bungalow site on. Boasting a large tarmac driveway and generous mature front and rear gardens laid in lawn.

A super option for a wide variety of home movers.

Offers in the region of £199,950

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- Detached bungalow with garage in sought after village
- Kitchen with casual dining
- Superb site boasting large tarmac driveway and generous front and rear lawns
- Four double bedrooms
- Bathroom with large walk in shower
- Oil fired central heating
- Two reception rooms including bright lounge with open fire and bay window
- Garage
- uPVC double glazed windows throughout

Entrance Hall

Lounge

18'8 x 11'2 (5.69m x 3.40m)

Kitchen/Dining

14'8 x 14'6 (deepest points) (4.47m x 4.42m (deepest points))

Dining Room

12'8 x 9'11 (3.86m x 3.02m)

Bedroom 1

12'9 x 12'4 (3.89m x 3.76m)

Bedroom 2

10'11 x 9'5 (3.33m x 2.87m)

Bedroom 3

14'3 x 9'5 (4.34m x 2.87m)

Bedroom 4

11'8 x 10'9 (3.56m x 3.28m)

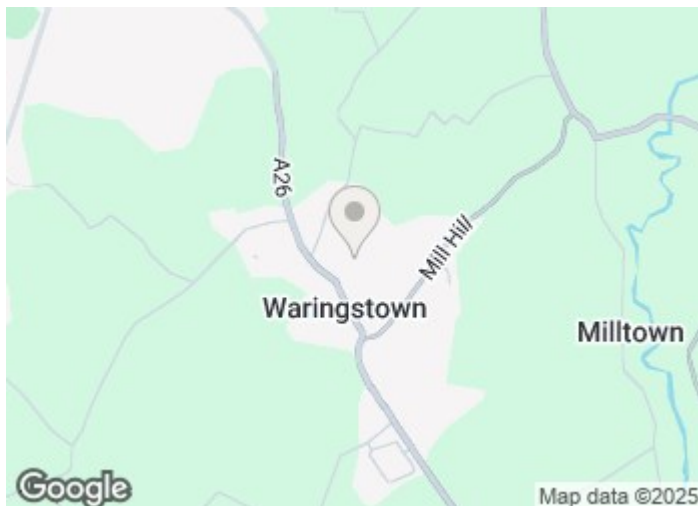
Bathroom

8'11 x 6'5 (2.72m x 1.96m)

Garage

21'11 x 9'9 (6.68m x 2.97m)

Outside



[Directions](#)





Floor Plan

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.

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