



NICHOLAS
RESIDENTIAL



7 Deramore Crescent Moira BT67 0SQ Offers over £224,950

Situated in a popular residential area of Moira, this well-proportioned chain free four-bedroom detached home offers spacious accommodation ideal for family living. Moira is a highly sought-after village known for its strong sense of community and attractive surroundings, with nearby attractions including Moira Demesne parkland and a range of local walking routes, cafés and independent shops. Moira Railway Station offers convenient rail connections to Belfast and beyond, making the area popular with commuters.

Internally the property provides a bright and welcoming layout, with a living room to the front with a feature fireplace through to the dining area and a separate kitchen. The kitchen offers a practical layout with ample storage and worktop space. Upstairs, the property benefits from four well-sized bedrooms and modern family bathroom suite. The property is further enhanced by a new oil-fired boiler.

Externally, the home enjoys a private rear garden with patio area and lawn, providing excellent outdoor space for relaxing or entertaining. To the front, a driveway provides off-street parking and access to a detached garage.

- Chain-free four-bedroom detached home in a popular residential area of Moira
- Spacious and well-proportioned accommodation ideal for family living
- Bright living room with feature fireplace leading to dining area
- Separate kitchen with ample storage and worktop space
- Four well-sized bedrooms on the first floor
- Modern family bathroom suite
- Newly installed oil-fired boiler
- Private rear garden with patio and lawn, ideal for relaxing or entertaining
- Driveway providing off-street parking and access to detached garage
- Convenient location close to Moira village, local amenities and Moira Railway Station

Viewing

Please contact our Belfast Office on 02890388383 if you wish to arrange a viewing appointment for this property or require further information.



Area Map

Energy Efficiency Graph



Energy Efficiency Rating

	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		62
(39-54) E	41	
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
Northern Ireland	EU Directive 2002/91/EC 	



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 firm's employment has the authority to make or give any representation or warranty in respect of the property.

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