



## 1B Gortin Meadows Newbuildings, BT47 2TS



An excellent opportunity to own a beautiful 3 Bed semi-detached chalet bungalow in the ever popular Gortin Meadows development.

Located only 10 mins from Derry city centre, this property offers well proportioned living and sleeping accommodation, suitable for a range of buyers in search of a short commute.

- Private tarmac driveway
- Enclosed rear garden
- Chalet bungalow
- Quality finishes



**Asking price £125,950**

### Viewing

Please contact our Homepage NI Office on 08000465102 if you wish to arrange a viewing appointment for this property or require further information.





Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) <b>A</b>		
(81-91) <b>B</b>		
(69-80) <b>C</b>		
(55-68) <b>D</b>		
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
Not energy efficient - higher running costs		
<b>Northern Ireland</b>		EU Directive 2002/91/EC 
Environmental Impact (CO <sub>2</sub> ) Rating		
	Current	Potential
Very environmentally friendly - lower CO <sub>2</sub> emissions		
(92 plus) <b>A</b>		
(81-91) <b>B</b>		
(69-80) <b>C</b>		
(55-68) <b>D</b>		
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
Not environmentally friendly - higher CO <sub>2</sub> emissions		
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