



278 Foreglen Road Derry, BT47 4PJ



Homepage Estate Agents are delighted to present this spacious detached four bedroom family home, benefiting from recent renovations including a contemporary kitchen, modernised bathrooms and new flooring. Offering bright and well proportioned accommodation, this property is ideally located just off the main Foreglen Road, providing excellent commuter access to Derry and Belfast.

The ground floor comprises a welcoming entrance foyer, spacious living room and separate family room, along with a contemporary open plan kitchen / dining area forming the heart of the home. This space flows through to a bright sun room overlooking the rear, while a separate utility room and ground floor WC add further practicality.

The first floor offers four well proportioned bedrooms including a master bedroom with ensuite, along with a modern family bathroom, all accessed from a generous landing with ample storage.

Externally, this spacious home occupies a private site fully enclosed with walling and railings / ornate gates, complemented by a mature tree lined setting with decorative stone and a paved patio area with glass balustrade, ideal for outdoor entertaining. The property also offers ample parking, excellent storage, a detached garage, and an electric vehicle charging point.

Offering excellent living accommodation and outdoor space this property is sure to appeal to a wide range of buyers.

£329,950

- SPACIOUS DETACHED FAMILY HOME
- LARGE CORNER / END SITE
- FOUR WELL PROPORTIONED BEDROOMS
- THREE BATHROOMS INCLUDING MASTER ENSUITE
- RECENTLY RENOVATED THROUGHOUT
- 3 RECEPTION ROOMS
- OPEN PLAN KITCHEN DINING AREA
- LARGE PAVED PATIO AREA
- DETACHED GARAGE
- ELECTRIC VEHICLE CHARGING POINT

278 Foreglen Road

Energy Efficiency Rating

	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		

Northern Ireland

EU Directive 2002/91/EC

Environmental Impact (CO₂) Rating

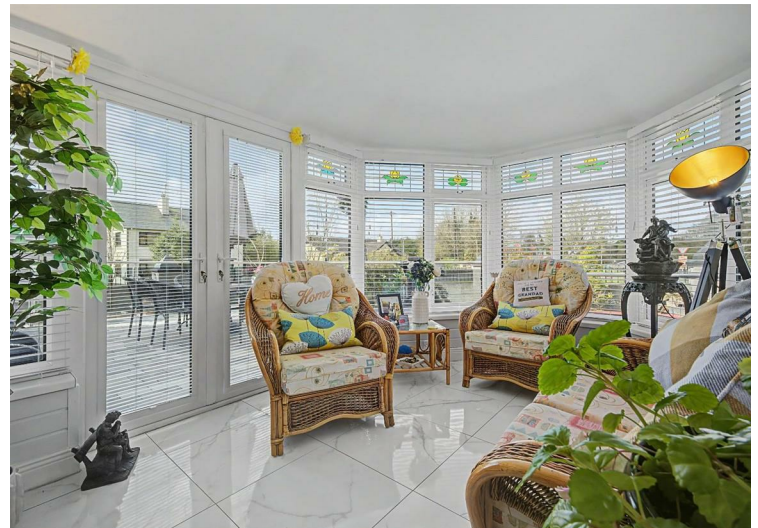
	Current	Potential
Very environmentally friendly - lower CO ₂ emissions		
(92 plus) A		
(81-91) B		
(69-80) C		
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Not environmentally friendly - higher CO ₂ emissions		

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This architectural perspective is for illustrative purposes only. The floor plan shown may vary from the actual finish on site. Plans are not to scale and measurements are approximate.



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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