



96 Cahore Road, Draperstown, BT45 7LE

Offers Over £227,500



Features

- Substantial six bedroom/two reception detached bungalow extending to c.2,700 sq.ft. located a short drive from Draperstown on the popular Cahore Road.
- Outbuilding (c.13.3m by 8.5m) with plumbing for WC - ideal for those with trade or hobby.
- Excellent internal accommodation including six bedrooms (master bedroom with en suite), a spacious kitchen/dining area, etc.
- An ideal property for those requiring space for a trade, hobby or small business.
- Large site, offering ample car parking for multiple vehicles surrounding the entire property.
- Peaceful rural setting with pretty views of the Sperrin Mountains.
- New oil tank and condensing oil burner installed 2024.
- Included in the sale: carpets, floor coverings; light fittings; window blinds; fridge/freezer; oven, hob & extractor hood; TV aerial; satellite dish; outbuilding; plants & shrubs.

Contact Us

Viewing By Appointment Only

028 796 42271

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	Current	Potential
Very energy efficient - lower running costs		
A 92-100		
B 81-91		
C 69-80		
D 55-68	61	68
E 39-54		
F 21-38		
G 1-20		
Not energy efficient - higher running costs		

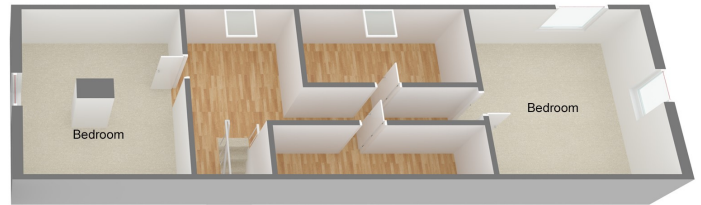
Please Scan QR Code or visit burnshomes.co.uk for further details, including extra pictures, interactive 360 virtual tours and full EPC report (where applicable).

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Approximate Gross Internal Area
249.9 sq m / 2690 sq ft



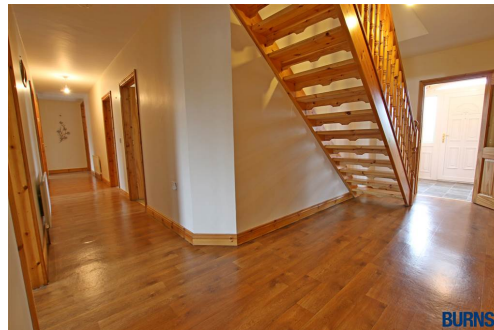
Ground Floor



First Floor



This plan is for layout guidance only. Not drawn to scale unless stated. Windows and door openings are approximate. Whilst every care is taken in the preparation of this plan, please check all dimensions, shapes and compass bearings before making any decisions reliant upon them. (ID553645)



Note: These particulars are given on the understanding that they will not be construed as part of a Contract or Lease. Whilst every care is taken in compiling this information we can give no guarantee as to the accuracy thereof and prospective purchasers are recommended to satisfy themselves regarding the particulars.

We have not tested electrical or other appliances that may be within the property, including, where applicable, the central heating. Any prospective purchaser should make their own enquiries. No warranty is given. Neither the vendor, Burns & Co nor any person employed by them, has any authority to make or give any representation or warranty whatsoever in relation to this property. No offers are accepted via email.