



For Sale By Private Treaty

## 4 Cois Cladaigh Cocklehill, Blackrock, Louth

- Gas Fired Central Heating
- Patio
- Freshly Decorated
- Stira to attic

DNG Duffy  
T: 042 9351011



DOUGLAS NEWMAN GOOD  
**DNG**  
**DUFFY**

# 4 Cois Cladaigh Cocklehill, Blackrock, Louth

Asking Price

On Request

## BER DETAILS:

BER: D1



## DESCRIPTION:

This 4 Bed Semi Detached property basking in beautiful natural light is situated in a location that is second to none. Close to schools, church, shops, and a local town bus service.

Accommodation comprises - Entrance hall, sitting room with fireplace, living room, dining room, kitchen and guest wc complete the ground floor accommodation. Upstairs are 4 very well proportioned and good sized rooms with wooden flooring throughout. In the main bathroom, there is substantial tiling, a lovely corner bath and separate shower.

Rear Garden with off street parking. Gas fired central heating, double glazed windows.

## DIRECTIONS:

From the R132 (Old Dublin Road) heading South, proceed to Greengates and take a left for Blackrock. Proceed on R172 (Cockle Hill) 0.75km approx. Cois Claidgh is on your left. The property is identified by a DNG Duffy sale board.

## ROOMS:

Hallway - 2.1m x 6.03m

Tiled Hallway

Kitchen /Dining Area - 5.9m x 4.45m

Kitchen Units, Tiled Floor, Hob

Sitting Room - 5.91m x 3.61m

W/C - 0.8m x 1.953m

Tiled Floors

Bedroom 1 - 3.77m x 3.86m

Ensuite - 1.08m x 3.466m

Bedroom 2 - 2.3m x 2.76m

Wooden Floor

Bedroom 3 - 4.43m x 2.67m

Wooden Floor

Bedroom 4 - 2.08m x 3.11m

Wooden Floor

Bathroom - 1.86m x 2.28m

Bath, Tiled Wall



**VIEWING:** Viewing by prior appointment with sole letting agent DNG Duffy.

## CONTACT:

Keith Duffy MIPAV, MCEI, MIPFMA

**DNG Duffy**

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LICENCE NUMBER 002108

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