



**For Sale By Private Treaty**

## **24 Seaview Drive, Cnoc Na Mara, Blackrock, Louth**

- "A" Rated modern home with air to water heat recovery system
- Vaulted ceiling in the master bedroom
- Contemporary white doors throughout
- Kube fitted kitchens and wardrobes
- Stylish bathroom and en-suite sanitary ware
- Patio living space
- Floor to ceiling internal sliding doors
- 10 Year Homebond Guarantee

**BER A3** DNG Duffy T: 042 9351011

DOUGLAS NEWMAN GOOD  
**DNG**

**DUFFY**

*dngduffy.ie*

LICENCE NUMBER 002108



## Asking Price

## On Request

### BER DETAILS:

BER: A3

### DESCRIPTION:

DNG Duffy are delighted to bring to market elegant 4 bed semi detached ideal for any families or first time buyers. On entering the property you are welcomed with a bright and airy entrance hall which leads onto a spacious living room to the front of the property while the rear opens up to a large kitchen, dining and living area with feature fireplace leading out to the large back garden.

The homes are designed by Cooney Architects with a strong emphasis on natural light and sun orientation. These beautiful, energy efficient A Rated Homes, are built to the highest standards of craftsmanship and finish, on a reputation of quality, earned over 40 years in home construction. Located on the Golf Links Road, Blackrock, Co. Louth, they command wonderful sea views with the majestic Cooley Mountains backdrop and surrounded by the old Dundalk Golf Club. The development is located only 50 mins commute from Dublin's M50 and enjoys regular public transport links including rail and bus.

### DIRECTIONS:

From Dublin, take the M1 to exit for N52 Dundalk South/Ardee. On the roundabout, take N52 for Dundalk (third exit).

First landmark is Xerox plant on right (half mile). Go through this junction. Second landmark is Heinz 57 plant on right (quarter mile). Turn right here. Follow this road to T junction (quarter mile). Turn right for Dundalk Golf Club and half way up the road turn into Blackrock Cove. Cnoc Na Mara is at the summit of the development.

**VIEWING:** Viewing is strongly recommended by prior appointment with sole selling agents DNG Duffy. 66 Clanbrassil Street, Dundalk, Co. Louth, A91 HY99 - Market Street, Ardee, Co.Louth, A92 DAE2

### CONTACT:

Keith Duffy MIPAV, REV, MMCEPI

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T: 042 935 1011 - Email: keith@dngduffy.ie



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