

Residential

Coonan
PROPERTY



156 Chambers Park Kilcock, Co. Kildare

- Beautifully presented 2 bed property with attic conversion
- Ideal starter home/investor property
- Overlooking a large open green area to the front
- Close to all amenities including Train Station, school and shops
- Viewings highly recommended

2 bed mid terrace

Approx. area of
90 sq. m

Guide Price:

€209,000

Private Treaty

Accommodation

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Entrance Hall	6.04m x 1.89m	Coving, alarm panel, under stairs storage, tiled floor.
Guest Toilet	0.93m x 1.59m	Tiled floor, tiled splashback, extractor fan, W.C. & W.H.B.
Utility	1.75m x 1.24m	Tiled splashback, counter, plumbed for washing machine.
Sitting Room	3.76m x 3.73m	Solid wooden floor, radiator cover, electric fireplace unit. Patio doors leading to garden.
Kitchen/ Dining Room	1.68m x 2.93m/ 2.21m x 2.38m	Shaker style fitted kitchen units, tiled splashback, plumbed for dishwasher, 4 ring ceramic hob, integrated oven, extractor fan, integrated fridge freezer, tiled floor, and feature bay window.
Landing	2.12m x 2.98m	Hotpress off, carpet, recessed lighting.



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Master Bedroom	4.20m x 3.67m	Fitted wardrobes, feature bay window, recessed lighting, laminate flooring.
Ensuite		Tiled floor & splashback, W.C. & W.H.B., shower, extractor fan.
Bedroom 2	2.64m x 3.74m	Fitted wardrobes, laminate floor.
Family Bathroom	1.68m x 2.06m	Tiled floor & splashback, W.C. & W.H.B., bath, wall storage with mirror.
Converted Attic	2.34m x 3.71m/ 2.73m x 2.47m	2 large Velux windows, eaves storage, laminate floor, recessed lights.



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Items Included in sale

Hob, oven, fridge-freezer, extractor fan, dishwasher.

Features

- Approx. 90 sq. m
- Year of built - 2005
- South East rear garden orientation
- Alarmed
- Smoke alarm
- Timber frame double-glazed windows
- PVC soffit & fascia

- Cul de sac location
- Patio area
- Flower beds
- Barna shed
- Small decking area
- Artificial grass in rear garden

Viewing

By prior appointment at any reasonable hour.

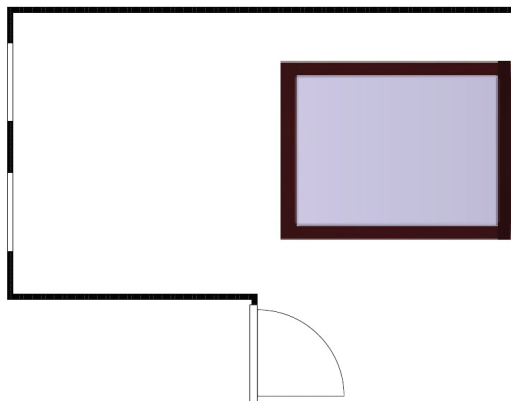
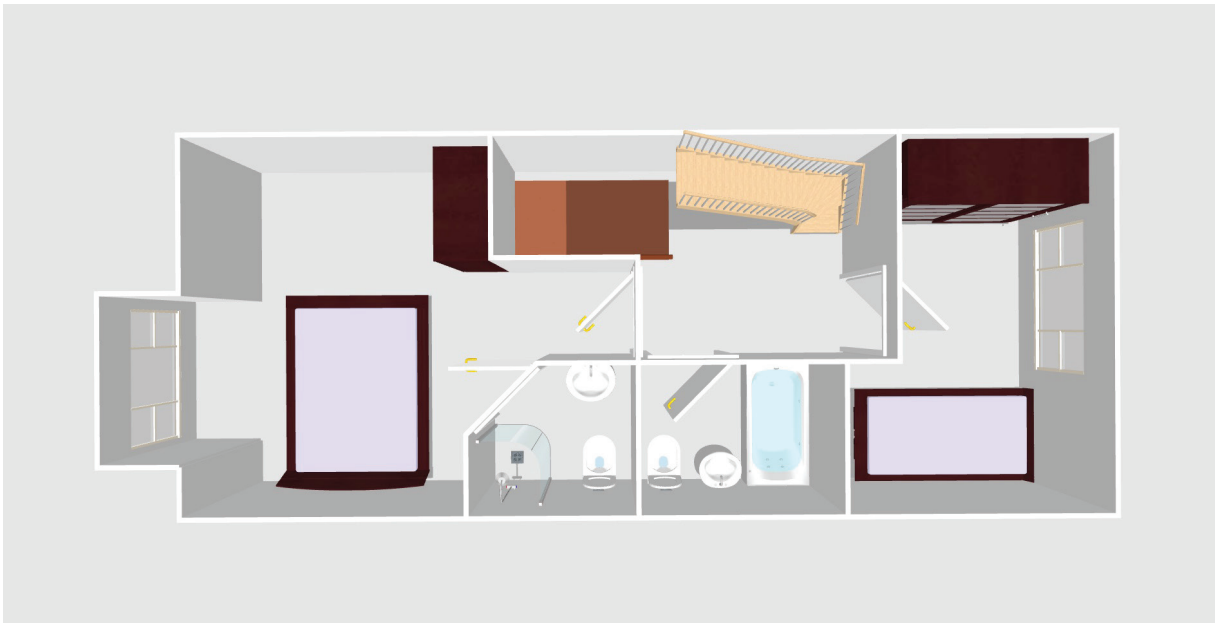
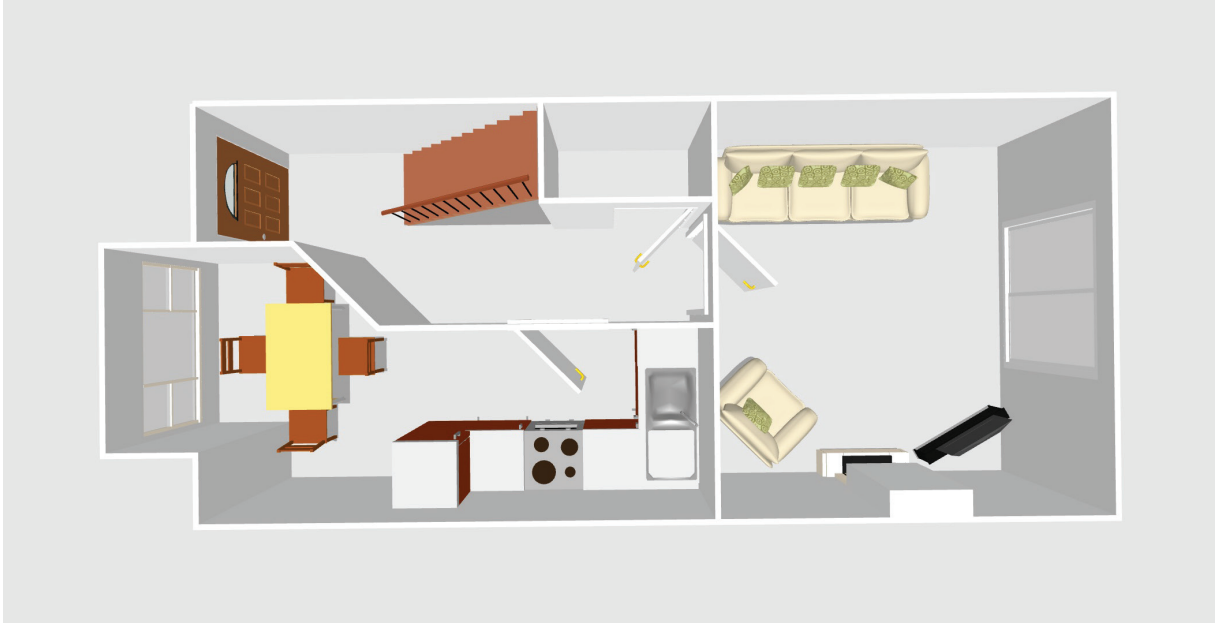
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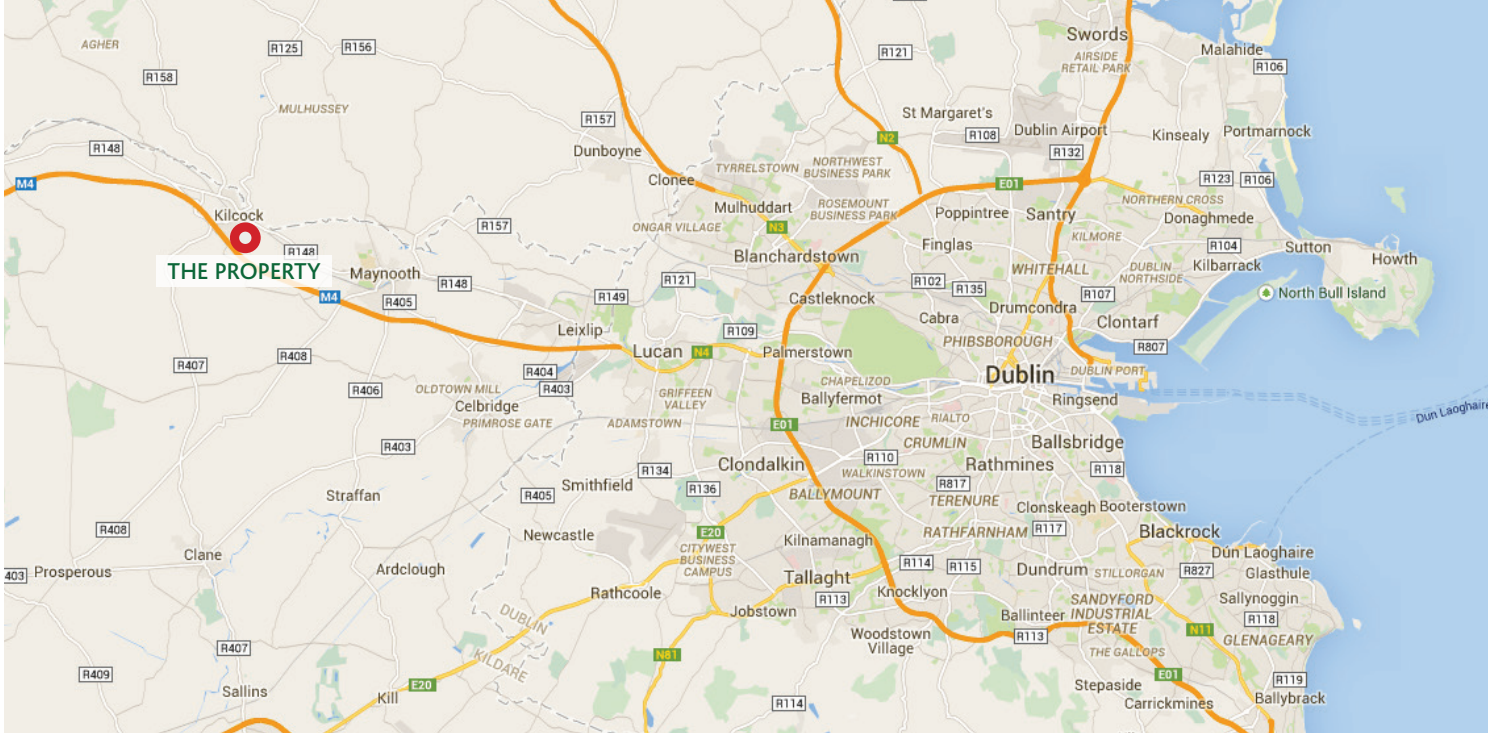
Floor Plans

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Directions

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Directions

From Maynooth, cross over the canal in Kilcock, take your 3rd turn (sign posted for GAA), take your 2nd right turn into Royal Meadows, continue on straight until to see Chambers Park, follow the road in Chambers Park until you come to your 1st left turn at green, take this turn and then right and property will be on your left.

W23 8037

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Contact Information

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