

For Sale
By Private Treaty

Guide Price
€425,000

REA
JOHN LEE



BRITTAS

Murroe, Co. Limerick.
V94 H6C4

4-Bed Detached Residence c. 230 sq.m.



BER B1



reajohnlee.ie

PSRA: 002764

| Location

The property is perfectly positioned to offer the best of both worlds – peaceful rural surroundings and excellent connectivity. Limerick City and the University of Limerick are within easy reach, making this an ideal choice for families, professionals, or anyone seeking a serene lifestyle with urban amenities close by.

4.5km Murroe, 2km N24 (Tipperary/Limerick road), 15 minutes to Limerick University and City.

| Description

REA John Lee are delighted to bring to the market this High Quality 4 Bedroom Detached Residence extending to c. 230 sq.m. and standing on c. 0.5 acres. The property is ready for final finishing works throughout, ready for your own footprint and décor. It has never been lived in since the original construction and presents a unique opportunity for a first time buyer or those looking to trade up to a modern family home. Situated only a few minutes from the N24, this beautiful home is also only short distance from Limerick City and University, close to all necessary amenities. It occupies a mature site with ample storage to the rear and a large detached garage or workshop to the side. Early inspection is highly recommended.

Viewing:

This ideally situated home must be seen to be fully appreciated. Early viewing is highly recommended.

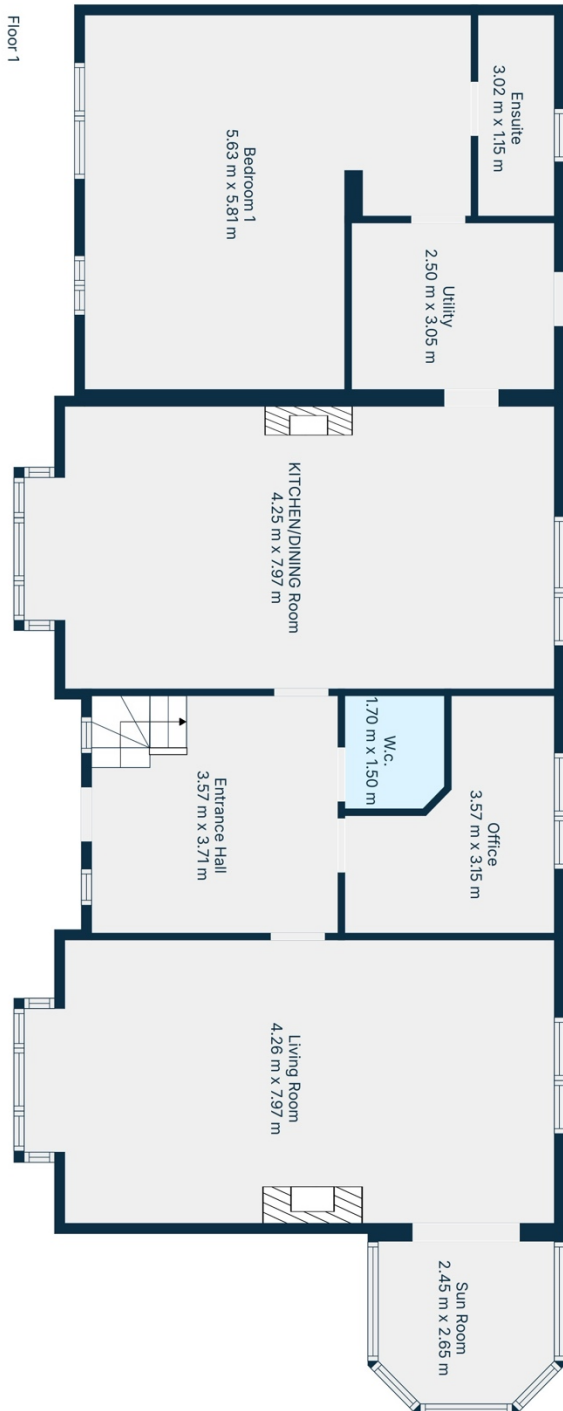
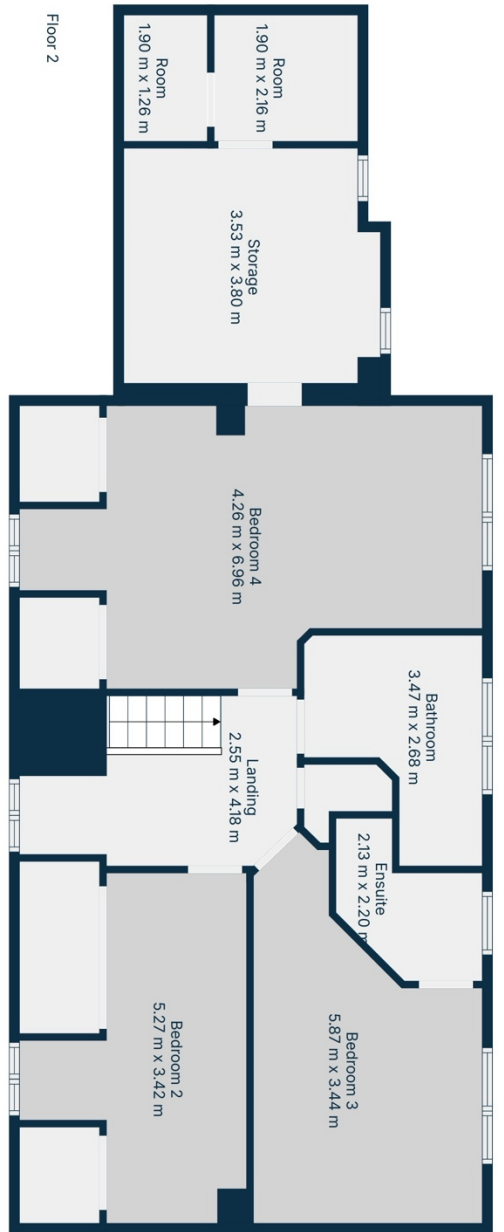
Services include; Mains ESB, Mains Water, Air to Water Central Heating, Septic tank.

Built c. 2000. Floor Area c. 2,475 sq.ft.

Call 061 378 121



Accommodation



Floor Plan Created By Cubicasa App. Measurements Deemed Highly Reliable But Not Guaranteed.





Outside

Mature lawns to the front and rear with an approaching gravel driveway. There is ample room to the rear with a large gravel area. Ideal for a detached garage or workshop, subject to the relevant permission.

BER

B1
xx kWh/m2/yr
BER No. xxx

Viewing

By prior appointment.

Directions

Enter V94 VNY5 to your mobile device. Sign thereon.

Price

€425,000



Selling agents

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