

For Sale

Asking Price: €289,950

**Sherry
FitzGerald**
McDermott



Avonbeg, Suncroft Road, Brownstown Lower, Curragh, Co.
Kildare, R56 FZ52.

BER D2

sherryfitz.ie



Along a lovely road beside local amenities, these fine two-story semi-detached offers on-site parking, oil heating, double glazing and every convenience.



It has potential to create a third bedroom on its first floor. The entire presents in turn-key condition.



Special Features & Services

- Road frontage.
- Parking.
- Convenience to local amenities and motorway access.

Accommodation

Porch 1.798 x 0.859: Tiled floor.

Entrance Hall 1.832 x 1.780: Tiled floor. Carpeted stairs off.

Living Room 3.091 x 3.836: Laminate wooden floor. Coving. Curtains, pole and blind. Fireplace.

Kitchen/Diner 5.663 x 2.724: Fitted floor and wall units. Tiled floor and splash back. Integrated oven, fan and hob. Coving.

Bathroom 1.795 x 1.613: Toilet. Sink. Bath. Tiled floor. Part tiled wall.

Landing 1.947 x 0.756: Carpeted.

Bedroom 1 2.343 x 4.659: Carpeted. Blind. Ensuite off.

Ensuite 1.011 x 2.699: Toilet. Sink. Cubicle shower. Marley flooring. Blind.

Bedroom 2 (+3) 5.689 x 2.799: Carpeted. Curtain, poles and blinds. Attic access. (Potential to be 2 bedrooms)

BER BER D2, BER No. 118883214

Directions

Follow Eircode R56 FX52.





NEGOTIATOR

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CONDITIONS TO BE NOTED: A full copy of our general brochure conditions can be viewed on our website at <http://www.sherryfitz.ie/terms>, or can be requested from your local Sherry FitzGerald office. We strongly recommend that you familiarize yourself with these general conditions.
PSRA Registration No. 001945