

FOR SALE BY PRIVATE TREATY

26 OAKTON PARK

BALLYBRACK CO. DUBLIN A96 Y0H3

Asking Price

€420,000



**Tom
O'Higgins**
ESTATE AGENT

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3 Bed – Semi-D

84sqm / 904sqft

ASKING PRICE €420,000

A well-located semi-detached home with a south westerly private rear garden, ample off-street parking and further scope to extend to the side (SPP).

No. 26 Oakton Park comes to the market in need of some modernisation yet affording any discerning purchaser with a blank canvas to put their own stamp on a solid well located family home.

Situated in a convenient location and within easy reach of Killiney Dart Station, the Luas and M50 at Cherrywood not to mention the ever-popular QBC on the N11 affording any new purchasers' easy access to the city and beyond. Local amenities are plentiful, including Killiney beach, a plethora of other local shopping & leisure opportunities such as the new Cherrywood town centre, Cornelscourt, Dun Laoghaire town centre and Dalkey Village.

Viewing is highly recommended for those seeking a well-located family home within easy reach of all major amenities.

FEATURES

- Double glazing
- Gas fired central heating
- Security Alarm
- Off street Parking
- South Westerly private rear garden

BER

F
426.82 kWh/m²/yr
No. 117127126



ACCOMMODATION

Entrance hallway

With understairs storage.

Living room

Cozy living room with brick fireplace and Gas fire inset.

Kitchen Dining

A good-sized family kitchen with patio doors to a south westerly rear garden.

Primary bedroom

Spacious double with a built-in wardrobe.

Bedroom 2

Double bedroom with built in wardrobe.

Bedroom 3

With original exposed floorboards and built-in wardrobe.

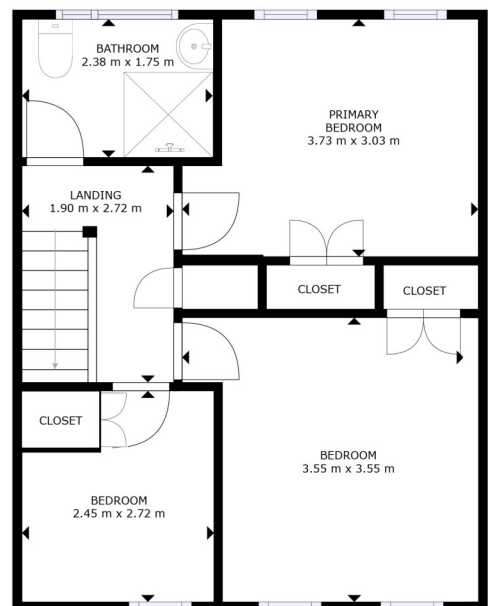
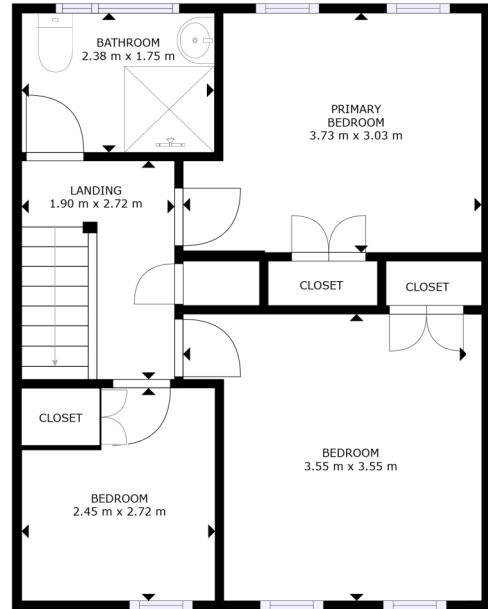
Bathroom

Fully tiled walls and floors with a walk-in shower and white sanitary ware.

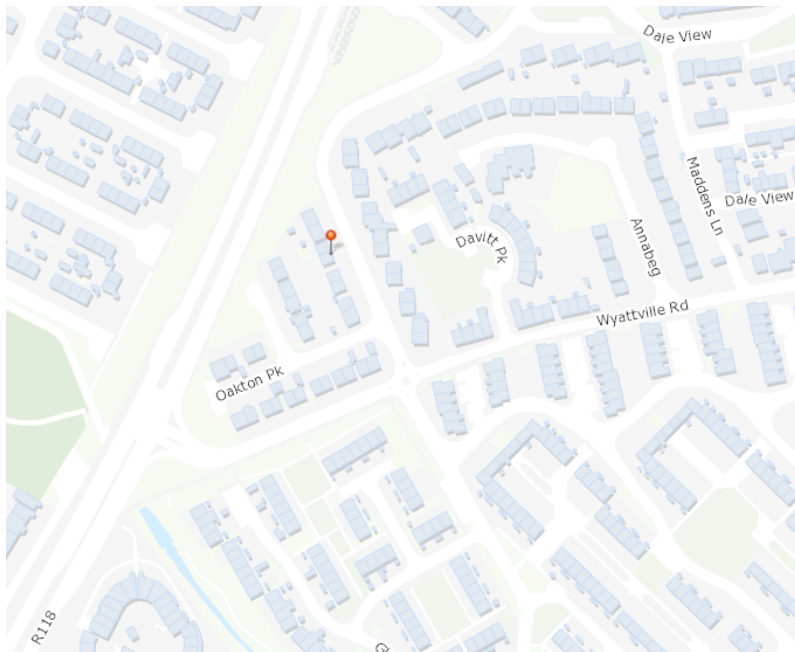
Outside

To the front there is ample off-street parking and further scope to extend to the side subject to planning permission.

Side access to the private south westerly rear garden laid out in lawn with mature boundaries and a small concrete shed.



Not to scale. For identification only.



Tom O'Higgins

ESTATE AGENT

Negotiator

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