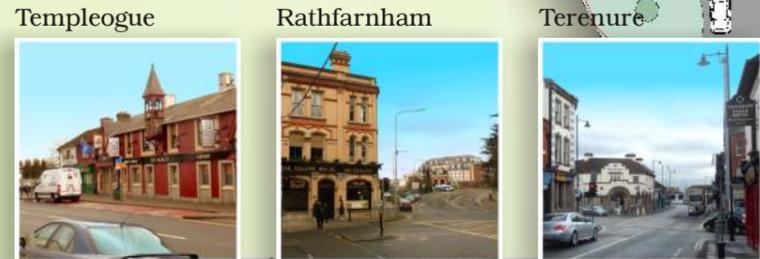


Location

Templeogue/Knocklyon enjoys all the convenience of a thriving Dublin Suburb. Convenient to a multitude of amenities including shops, schools and colleges such as Loreto Beaufort, Templeogue and Terenure Colleges to name but a few as well as the numerous leisure and sporting facilities of the immediate area.



Golfing

Green Acres

Knocklyon, Templeogue, Dublin 16.



3 & 4 Bedroom Family Homes



REA REAL ESTATE ALLIANCE.IE

Orchard

PRSA Lic. No. 001337

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DEIRLEM
Limited

HomeBond
Insurance

CIRI
2014/2015

Important Note: The particulars in this document are from preliminary plans and are intended only as a guide. These particulars do not form part of any offer or contract. Areas, distances, measurements and finishes are approximate and subject to change. Descriptions, photographs, plans and site plans are for guidance only. REA Orchard are not authorised to make or give any warranties or representations in relation to the property. The purchaser is responsible for making their own enquiries.

Green Acres is a small exclusive new development of only 10 three bed and 2 four bed family homes.

Built with quality, comfort and space as the dominant theme, a great deal of thought has been put into every aspect of the design and layout.

Energy efficiency is also very important boasting an A3 energy rating.

BER A3

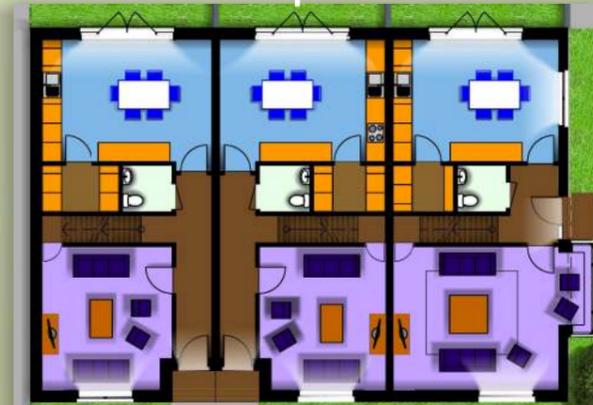
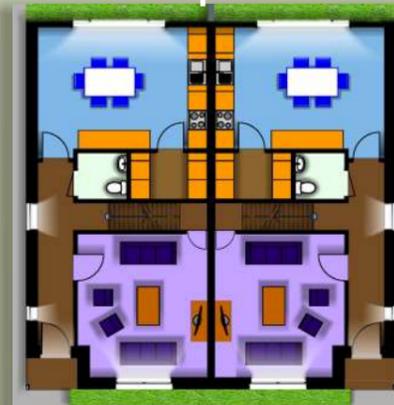


Green Acres

Features

- All homes have A3 energy rating.
- Natural gas heating and energy efficient condensing gas boilers.
- Solar Panels Linked to heating system.
- High quality double glazed energy efficient windows.
- Contemporary high quality fitted kitchens.
- Stylish fitted wardrobes.
- Wall tiling standard in kitchen, utility room, bathroom and ensuite
- Floor tiling standard in bathroom and ensuite.
- Pump shower and modern sanitary ware.
- Broadband, TV, telephone and alarm cabling installed.
- Detection systems for smoke and radon.
- High quality fireplace.
- Stylish internal doors.
- High quality painting throughout.
- Attics ready for conversion with flooring and installed attic ladder access hatch.
- Structural Warranty Scheme - 10 years.

Ground Floor



First Floor



House Types

3 Bed x 3 units
1,200 sq. ft. approx.
111m² approx.

4 Bed x 2 units
1,400 sq. ft. approx.
130m² approx.

3 Bed x 4 units
1,200 sq. ft. approx.
111m² approx.

3 Bed x 3 units
1,200 sq. ft. approx.
111m² approx.