

For Sale

21 Glenview, Galway Road, Roscommon Town. F42 V07
| Semi-Detached

BER C3



Guide Price: €225,000

Four bedroom semi-detached residence with a floor area of c. 124 sq.m. Located in the much sought after residential estate of Glenview on the Galway Road in Roscommon Town, within walking distance of shops, schools, train station and Roscommon Town Centre. The residence would be an ideal starter home or investment property due to location.

Accommodation includes reception hallway with toilet off, sitting room, kitchen/ dining room, utility room. First Floor: landing, four bedrooms with one en-suite and main bathroom.

Viewing comes highly recommended & by appointment only.

Hall

16'1" (4.9m) x 7'6" (2.29m) Door to, stairs to first floor, W.C off

Sitting Room

17'9" (5.41m) x 13'1" (3.99m) Wooden floor, cast iron fireplace with wooden surround, bay window to front, double doors to kitchen/dining room

Kitchen/Dining Room

20'4" (6.2m) x 15'9" (4.8m) Fully fitted kitchen incl. built in oven, microwave, hob, extractor fan, fridge-freezer, tiled floor, sliding door to rear, tiled floor

Utility

7'7" (2.31m) x 5'11" (1.8m) Fitted units, indoor boiler, washing machine, dryer, door to rear, tiled floor

Landing

Carpet to floor, hotpress (airing cupboard) off

Bedroom 1

15'5" (4.7m) x 10'10" (3.3m) Carpet to floor, bay window to front, en-suite off

Bedroom 2

13'1" (3.99m) x 10'10" (3.3m) Carpet to floor

Bedroom 3

11'2" (3.4m) x 8'10" (2.69m) Carpet to floor

Bedroom 4

9'6" (2.9m) x 7'7" (2.31m) Carpet to floor

Main Bathroom

6'11" (2.11m) x 5'7" (1.7m) Bath, toilet, wash hand basin, tiled floor, part wall tiling





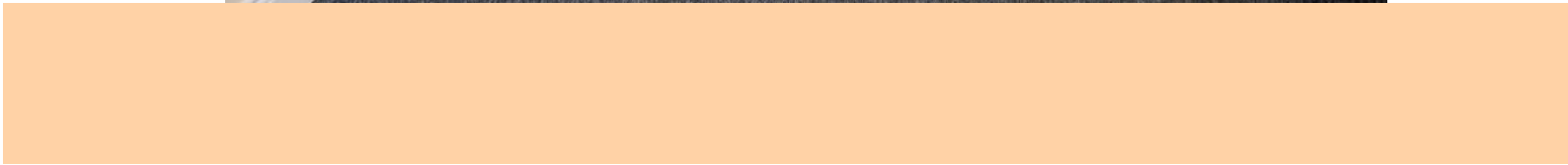
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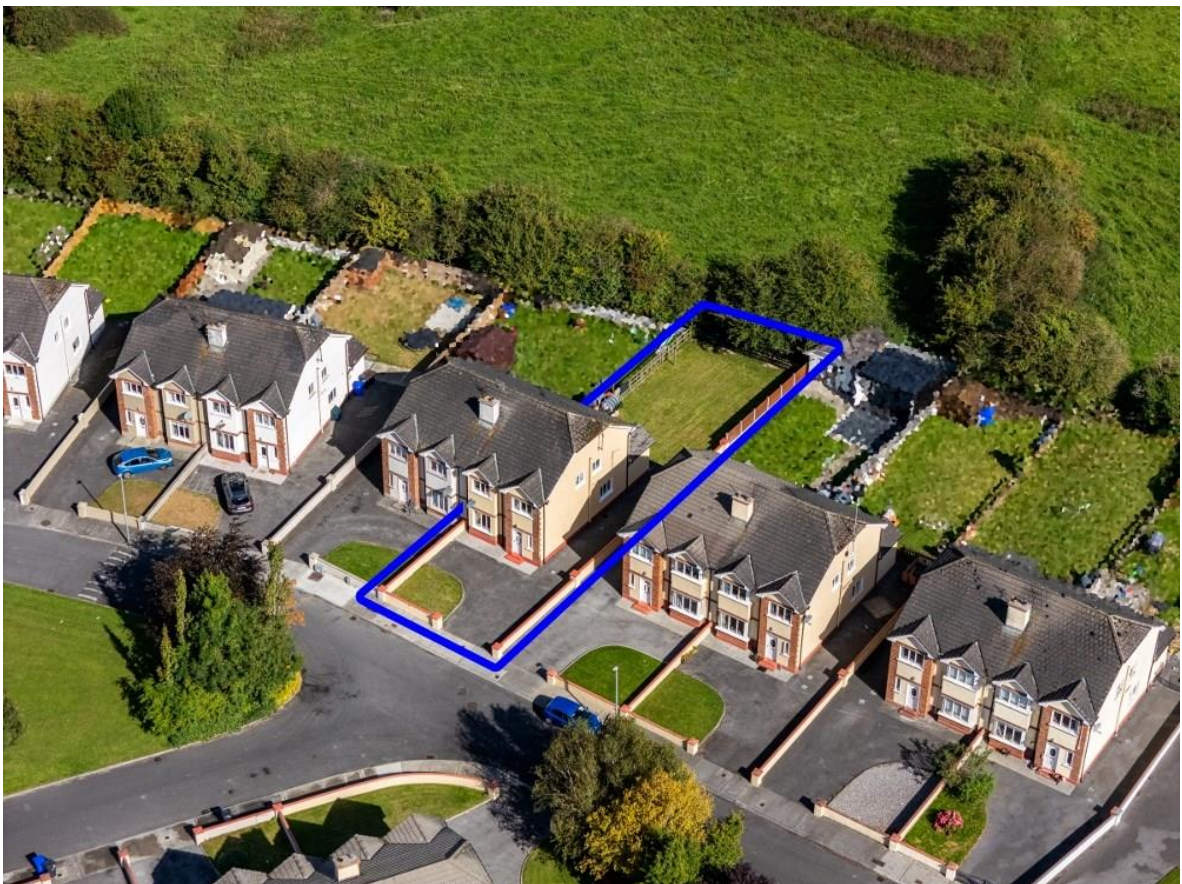


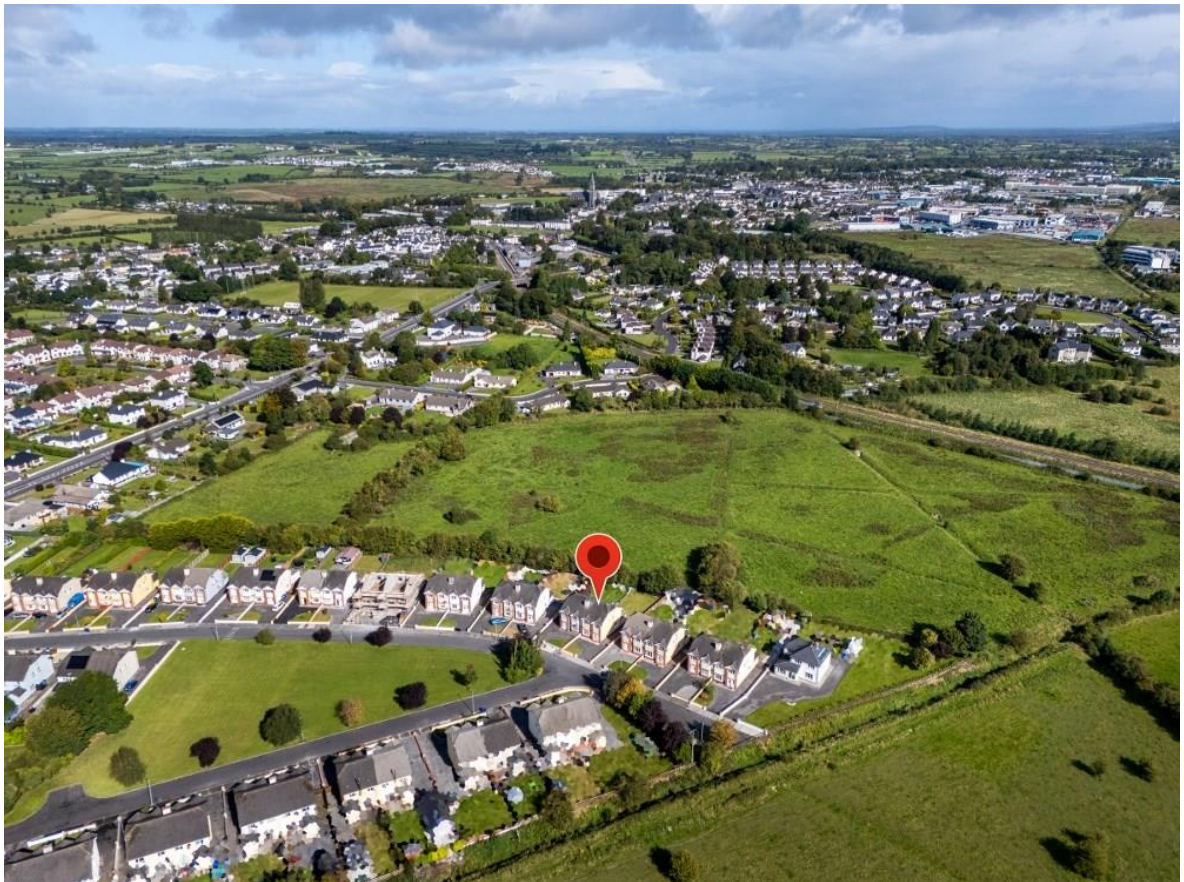
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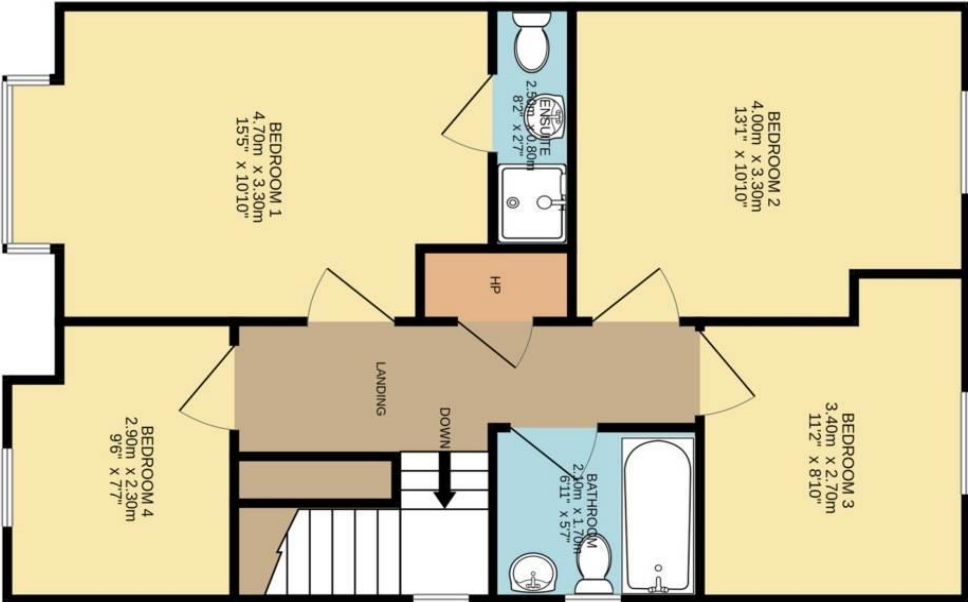
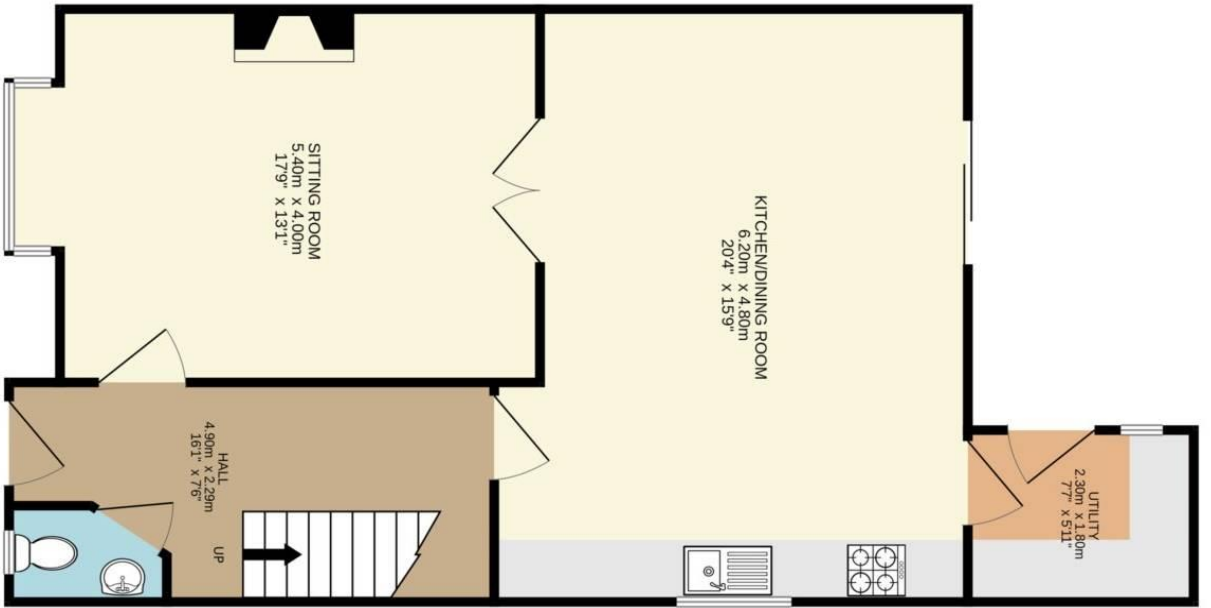


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Approx. floor area
124m² / 1335ft²



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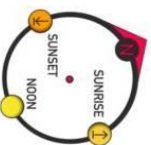
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DISCLAIMER: Floor plan measurements are approximate and are for illustrative purposes only. Floor plans are intended to give a general indication of the proposed layout only. The dimensions are not intended to form part of any contract or warranty.



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