



47 Ballyfermot Drive
Ballyfermot
Dublin 10
D10 K036

2 Bedroom | 2 Bathroom | End of Terrace | 68sq.m

Guide Price: €249,000



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Description

RAY COOKE AUCTIONEERS are delighted to offer this superbly presented two-bedroom home maintained in immaculate condition throughout to the market, ideally situated in the heart of the highly sought after and mature development of Ballyfermot Drive.

No. 47 Ballyfermot Drive is a charming 2 bed, 2 bath end of terrace property. Internal living accommodation of c.66 sq.m comprises of an entrance hallway, a spare room downstairs currently being utilised as an additional bedroom, a bright and spacious interconnected lounge, dining and kitchen area, a downstairs w/c, 2 large bedrooms, and an upstairs bathroom. 2 large bedrooms in addition to a spare room currently being utilised as an additional bedroom makes this property absolutely ideal for first time buyers looking to put down roots in the vicinity.

The location of No. 47 is next to none with a host of amenities close by such as schools, churches, shops and sports grounds to name but a few. It is situated just a 15-minute drive from Dublin City Centre & has great public transport links within walking distance Liffey Valley shopping centre and a host of bus routes. Early viewing is highly recommended, in order to arrange a viewing, please contact Ray Cooke Auctioneers today.

Features

- c.68 sq.m
- Immaculately presented throughout
- Modern kitchen
- Generous rear garden
- Double glazed windows throughout
- Gas fired central heating
- Extensive side entrance
- Ample off-street parking
- Highly sought after and mature development
- A host of bus routes on your door step
- Early viewing highly recommended



Accommodation

HALLWAY

3.8m x 1.9m

Dark wood laminate floors, door to front, two side windows in porch, leading to stairs, lounge and kitchen/dining, under stairs storage and guest w/c.

FORNT LOUNGE

3m x 2.9m

dark wood laminate floors, window to front.

REAR LOUNGE

3.4m x 5m

Dark wood laminate floors, window to sidem gas fireplace, leading to kitchen.

KITCHEN

2.9m x 4.7m

Dark wood laminate floors, cream cabinetry, tiled splashback, double doors to rear, windows to side, leading to bathroom.

DOWNSTAIRS W/C

1.7m x 2m

Grey tiles to floor, white wall tiles, window to rear, wc, whb and bath.

BEDROOM 1

3.4m x 3.9m

Wooden laminate floors, windows to front and built in wardrobes.

BEDROOM 2

3m x 2.8m

Wooden laminate floors, windows to rear and built in wardrobes.

BATHROOM

1.9m x 1.5m

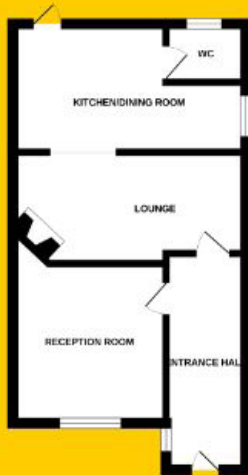
Floor to ceiling tiles, fully fitted with w/c, whb and shower.

REAR GARDEN

Patio, to grass, to decking, x2 sheds and large side entrance.



GROUND FLOOR



1ST FLOOR



Negotiator

01 68 75 800
Terenure@raycooke.ie

Viewing

Viewings are strictly by appointment only. We are available for viewings during the day, in the evenings and also at the weekend so we are always available at a time to suit you.

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For further information or advice,
Please call: 01 687 5800 or 086 7788498

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