



For Sale *By Private Treaty*

**20 Gortmore Road,
Finglas,
Dublin 11,
D11N9X7**

3 Bedroom | 1 Bathroom | End of Terrace | 102 sq.m

Guide Price: €249,000



Scan to view Property

Description

RAY COOKE AUCTIONEERS are proud to present this superb three-bedroom end of terraced property with garage conversion to the market in the ever popular & sought-after location of Gortmore Road, Finglas.

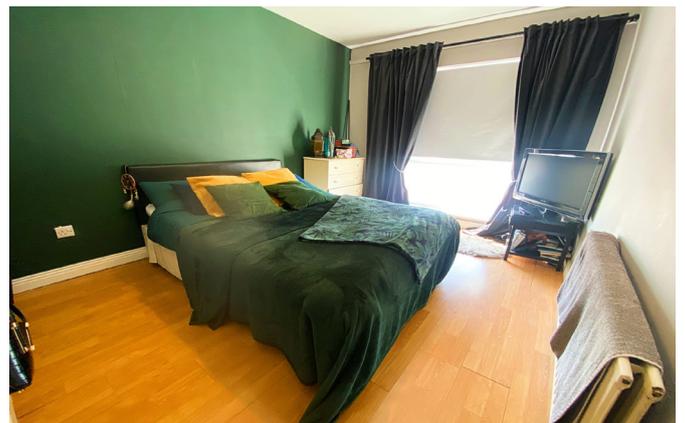
The location is second to none within close proximity of Finglas Village and The Charlestown Shopping Centre together with the new Odeon Cinema & IKEA. The property is also within an excellent catchment of both primary and secondary schools and parks. There is an excellent bus service within a few minutes walk offering a high frequency service to the City Centre. The Luas station at Broombridge, Ashtown & Pelletstown Train station, the M50 & Dublin International Airport are both close to hand making this a most strategically positioned address.

Bright and spacious living accommodation of c. 102 sqm comprising of storm porch, entrance hallway, lounge, fully fitted kitchen with dining area, utility and garage conversion all located on the ground floor. Upstairs hosts three double bedrooms and main family bathroom. The property benefits quality flooring, gas fired central heating, double glazed windows, front driveway and a large low maintenance sunny rear garden. No. 20 is coming to the market in good condition throughout and would be ideal for a keen first time buyer looking to take that step onto the property ladder.

Early viewing strongly recommended - Call Ray Cooke Auctioneers for further information or to arrange viewing!

Features

- c. 102 sqm
- Gas fired central heating
- 3 bed/1 bath
- Garage conversion
- Three double bedrooms
- Spacious kitchen with dining area
- Sunny low maintenance rear garden
- Double glazed windows throughout
- Mature and sought-after area
- Excellent primary & secondary schools in the area
- Fantastic location
- Easy access to M50 motorway



Accommodation

Hallway

4.1m x 1.8m

Wood effect laminate flooring with carpet to stairs and landing, access to kitchen and lounge area.

Lounge

4.8m x 3.2m

Bright Spacious lounge area with wood effect laminate flooring and double doors leading to the kitchen and dining area.

Kitchen

3.3m x 5.1m

Large kitchen area fully tiled with a range of floor and eye level units plumbed for washing machine with access to rear garden.

Bedroom 1

3.6m x 3.1m

Large double bedroom to the rear of the property with wood effect laminate flooring.

Bedroom 2

4.2m x 2.7m

Double bedroom to the front of the property with wood effect laminate flooring and fitted wardrobes.

Bedroom 3

3.0m x 2.3m

Double bedroom to the front of the property with wood effect laminate flooring and fitted wardrobes.

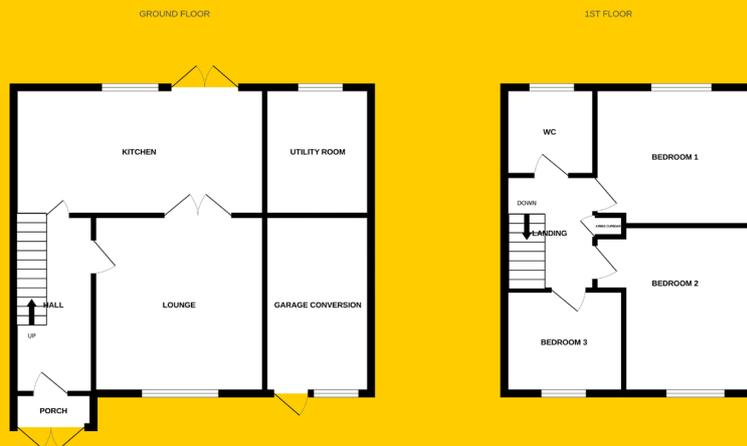
Bathroom

1.7m x 2.0m

Fully tiled with bath, WC and WHB.



Floor Plans



Our floor plans are provided for the sole purpose of giving you an idea as to the interior layout. Dimensions have been rounded off and experience unless applicable to provide clarity and save space. Made with Metrcap ©2022

Negotiator

Eimhin O'Donnell

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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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