

FOR SALE

BY PRIVATE TREATY

59 Killinarden Heights
Tallaght
Dublin 24
D24 WV9D



Three Bedroom Semi - Detached House
c.74.3.sq.m /800sq.ft



Price: €225,000

raycooke.ie

DESCRIPTION

RAY COOKE AUCTIONEERS are delighted to present of 59 Killinarden Hights, Tallaght, Dublin 24 to the open market. This Semi-Detached house loacted mature and most desirable development boasts a superb location just off the N81 and with a wide array of essential amenities all within arm's reach including a variety of primary & secondary schools, a choice or sports & recreational facilities, The Square Shopping Centre and Tallaght Hospital. You are also within easy reach both the M50 Motorway and The Luas merely minutes by car. Internal living accommodation of c. 800 sq ft comprises of entrance hallway, lounge, kitchen/dining room, three bedrooms and main family bathroom. No. 59 has been lovingly cared for throughout the years and it is clear to be seen as soon as you step foot through the front door. Each room is tastefully decorated through-out to a high standard is in turn key condition suitable for anyone to move in without conducting any works. To the front you will find ample off street parking space and the low maintenance rear is further enhanced by a south facing aspect which will draw in the sunshine throughout the day. Prime for first time buyers - immediate interest is guaranteed. Viewing highly advised!

FEATURES

- c. 800 sq ft
- BER C3
- Located in a quiet Cul da Sac
- Stunning condition throughout
- Double glazed windows
- Gas fired central heating
- Amply storage units and worktop space
- Fully tiled bathroom
- Three generous bedrooms
- Low maintenance front garden
- Private back garden
- Gated rear access
- Mature and sought after development
- Within easy reach of local shops & schools
- The Square Shopping Centre & Tallaght Hospital found within minutes
- The M50 Motorway & The Luas easily accessible



ACCOMMODATION

KITCHEN

16'7" x 10'1" (5.1m x 3.1m)

Open plan kitchen, modern fitted cabinets, tiled flooring, plumbed and fitted for all modern appliances, and french doors giving access to back garden.



LOUNGE

10'4" x 13'7" (3.2m x 4.2m)

Wooden flooring, feature fireplace, TV point, and cosy room.

BEDROOM 1

9'8" x 9'78" (3m x 3m)

Double bedroom, wooden flooring, located at the back of the property, and built in wardrobes.



BEDROOM 2

13'7" x 8'8" (4.2m x 2.7m)

Double bedroom, wooden flooring, located at the front of the property, and built in wardrobes.

BEDROOM 3

7'2" x 9'8" (2.2m x 3m)

Single bedroom, located at the front of the property, and wooden flooring, and built in wardrobes

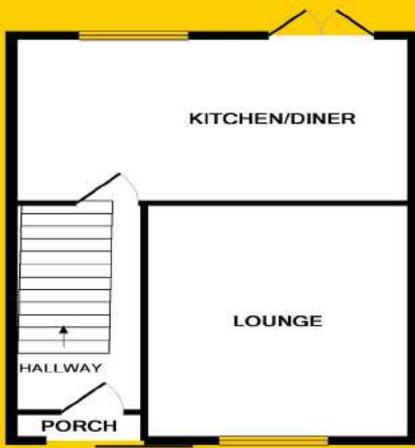


BATHROOM

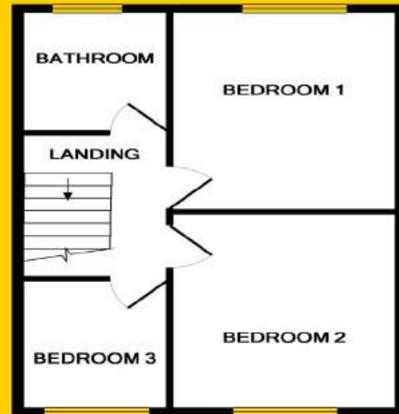
6'5" x 5'5" (2m x 1.7m)

Tiled to floor and ceiling, bath, Mira power shower, whb, and wc.





GROUND FLOOR



1ST FLOOR

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.

NEGOTIATOR

Jack Flanagan and he can be contacted on 01 4030720 or 086 7788498.

Alternatively you can send an email to Jack@raycooke.ie and we will contact you.



MORTGAGES

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