

3 Hillside Drive, Glasheen, Cork City



ERA Downey McCarthy are delighted to launch to the market this immaculately maintained 3 bedroom semi-detached property benefiting from a superb south facing rear garden. There are a host of modern tasteful extras to include top quality tiling and flooring, a modern fitted kitchen, stylish decor and a reclaimed teak parquet floor in the sitting room.



AMV: €350,000

PSRA Licence No. 002584

Accommodation

- Reception Hallway 3.6m x 2.4m

A bright and welcoming hallway with superb modern décor which includes high quality walnut laminate timber flooring throughout. Features include one centre light piece, one radiator with a radiator cover, one phone point, one power point, extensive under stair storage and a smoke alarm.

- Sitting Room 3.7m x 4.0m

The main living room has beautiful décor throughout which includes a reclaimed teak parquet timber floor. The room has coving, one centre light piece, an open fireplace, six power points, one television point and one feature bay window to the front of the property with roller blind.



- Open Plan Kitchen/Dining 6.0m x 8.5m

A timber door from the hallway with glass paneling allows access to a fantastic open plan kitchen/dining with modern fitted units at eye and floor level, an extensive worktop counter in an L-shape and tile splash back. The hand painted units are finished in a mink colour scheme with contrasting tile flooring and an island unit with built-in storage. Features include an integrated double oven, hob, extractor fan, stainless steel sink and one window with a roller blind overlooking the rear of the property.



rail and curtains. Features include carpet flooring, one large radiator, one centre light piece and four power points.

• Bedroom 3 2.6m x 2.8m

A large single bedroom with one window to the front of the property which includes roller blinds, curtain rail and curtains. The room has carpet flooring, one radiator, one centre light piece, four power points, timber paneling and an impressive array of built-in units from floor to ceiling.

• Main Bathroom 2.3m x 2.5m

The family bathroom features a three piece suite with a Mira Elite electric shower fitted over the bath. The room has one window to the rear of the property with Venetian blinds, one centre light piece, one radiator, tile flooring and floor to ceiling storage which also houses the gas boiler. The room is fully tiled from floor to ceiling with decorative tiles surrounding the bath and shower area.

Features

- 119 Sq.M / 1,281 Sq.Ft
- Spectacular turn-key family home
- Built in 1964
- Renovated in 2015
- Converted garage
- BER E1
- GFCH
- Drains replaced in 2005
- Double glazed windows
- South facing rear garden
- Reclaimed teak parquet timber flooring
- Modern stylish décor

Directions

Please see Eircode T12R8H2 for directions.



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