



112 Clonard Court, Balbriggan, County Dublin



No 112 Clonard Court comes to the market in need of modernisation

Clonard Court is well positioned within this much sought after mature residential development

2 bed semi-detached bungalow extending to approx 50 sq m

Private south facing sunny rear garden not overlooked

Ideal home for any discerning purchaser

PRICE: €135,000



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Accommodation

Kitchen	3.72m x 2.53m	Tiled floor
Sitting Room	4.19m x 3.28m	Feature open fire, fully carpeted
Master Bedroom	4.18m x 2.8m	Fully carpeted
Bedroom 2	3.72m x 2.2m	Fully carpeted
Bathroom	2.18m x 1.78m	Bath with shower over, wc, whb, tiled walls



Some Features

- OFCH
- Mature Residential location
- South facing rear garden
- Within minutes of all local amenities
- Walking distance from the train station

Directions

Driving through Balbriggan take first turn left after De Bruin Pub travel along this road and take next left hand turn into Clonard Court and property is on right hand side

Negotiator: Mary Halligan MIPAV, REV
Viewing: Strictly by appointment
Price: €135,000
Size: 50 m²
BER: BER: G
 BER No. 107694606
 Energy Performance Indicator: 638.03 kWh/m²/yr