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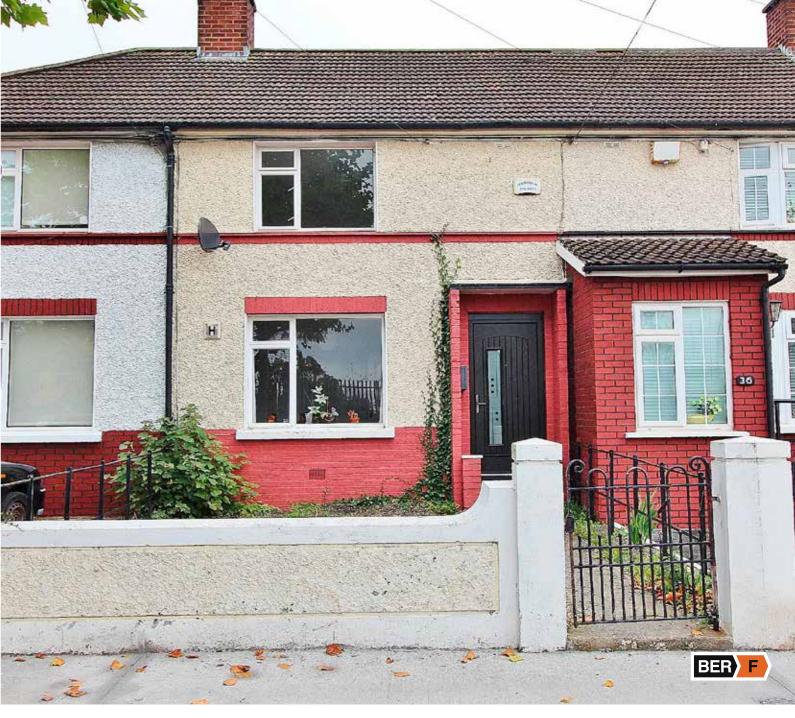
Negotiator:

Wayne O'Brien PSL 002049





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38 Collins Avenue East, Killester, Dublin 5

68 sq.m





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DNG are delighted to represent the sale of 38 Collins Avenue East, Killester, a stunning 3 bedroom mid-terraced family home with an enviable c. 140 ft. long rear garden. This well-maintained property provides huge scope to extend to the rear and boasts generous light-filled accommodation throughout. Recent upgrades include a full rewire, newly fitted light grey kitchen units and fully tiled shower room.

The accommodation extends to a total floor area of c. 732 sq. ft. and comprises entrance hallway, living room, kitchen/dining room, downstairs shower room and 3 bedrooms (2 doubles and 1 single).

No. 38 Collins Avenue East is situated less than a 5 minute walk from Killester DART Station. This area is well serviced by public transport and has an abundance of amenities available closeby including excellent primary and secondary schools, a variety of shops, Beaumount Hospital and Killester Village is only a short stroll away.

Accommodation

Entrance Hallway - 1.7m x 7.44m Laminate wood flooring, under stairs storage.

Living Room - 3.06m x 4.31m Laminate wood flooring, open fireplace.

Kitchen/Dining Room - 2.42m x 3.0m Linoleum, tiled splash, fully fitted modern light grey kitchen.

Shower Room - 0.83m x 2.6m Fully tiled, wc, whb, shower.

Landing Carpeted.

Bedroom 1 - 3.95m x 3.4m

Laminate wood flooring, cast iron fireplace, walk in wardrobe.

Bedroom 2 - 2.5m x 3.58m

laminate wood flooring, built in wardrobes.

Bedroom 3 - 2.56m x 2.2m Laminate wood flooring.

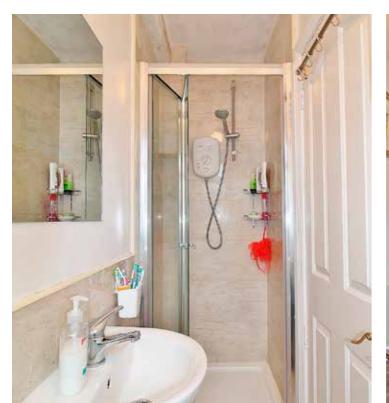
Garden

C. 140 ft. long mature private rear garden providing huge scope to extend.

BER: F

BER No. 109714881

Energy Performance Indicator: 443.38 kWh/m²/yr





Features

- Part single/double glazed windows.
- Gas fired central heating.
- Stunning c. 140 ft. long private rear garden.
- Central location beside Killester DART and shops.
- Huge scope to extend to the rear.



View By Appointment
Asking Price: €350,000

