

FOR SALE

BY PRIVATE TREATY

**59 Monksfield Walk
Clondalkin
Dublin 22
D22V242**



Three Bed Terraced House
c. 81.8 sq.m / 880.49 sq.ft



Price: €275,000

raycooke.ie

DESCRIPTION

RAY COOKE AUCTIONEERS Are delighted to present to the market no 59 Monksfield Walk, a beautiful refurbished 3 bed mid terrace property located along a quite mature residential area in Clondalkin, Dublin 22. This Ideal family home is presented in turn key condition having recently undergone a total refurbishment, this property is very conveniently located within walking distance to Clondalkin Village, with a host of amenities on your doorstep, including shops, schools, and access to all main public transport routes with major bus routes and the Red Luas Line merely minutes away. The N7 and M50 motor ways are also extremely accessible from this property providing access to all major routes. No 59. Is a very well laid out property and the accommodation comprises of, hallway, open plan lounge with access into Kitchen / Dining area. Upstairs there are three large bedrooms and the main family bathroom. Large private south facing rear garden with block shed. Private gated off street parking to the front of the property. This area proves to be very popular with First time buyers, investors or anyone looking to downsize to a terrace property, Viewing is highly recommended call Ray Cooke Auctioneers today!!!

FEATURES

C 880 Sqft
BER C2
3 Bed, 1 Bath Mid terrace home
Presented in superb condition
Gas fired central heating €" brand new boiler fitted
Completely refurbished in past 12 months
Open plan living
Double glazed windows throughout
Bespoke fitted kitchen with tiled backsplash
High end appliances in kitchen
Built in unit in living room
Dimplex fire in living room
Built in wardrobes in all bedrooms
South Facing Garden with block shed
Mature and highly sought after location
Prime for 1st time buyer or investor
N7 and M50 within a 2 minutes drive
Red Luas line and major bus routes very close by
Every conceivable amenity within walking distance



ACCOMMODATION

HALLWAY

5'3" x 6'5" (1.6m x 2m)

Laminate floor, carpet to stairs.

LOUNGE

13'1" x 14'1" (4m x 4.3m)

Laminate floor, built in units, dimplex fire, access to kitchen.

KITCHEN

16'4" x 9'5" (5.0m x 2.9m)

Laminate floor, new fitted kitchen tiled back splash, large dining area, access to garden.

BEDROOM 1

9'5" x 12'7" (2.8m x 3.9m)

Laminate floor, built in wardrobes.

BEDROOM 2

10'8" x 8'8" (3.3m x 2.7m)

Laminate floor, built in wardrobes.

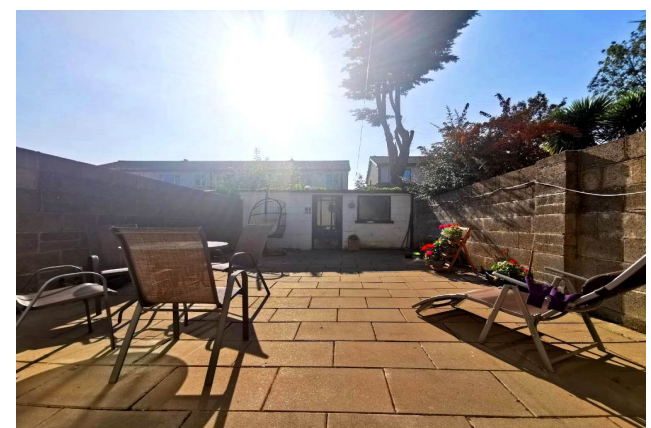
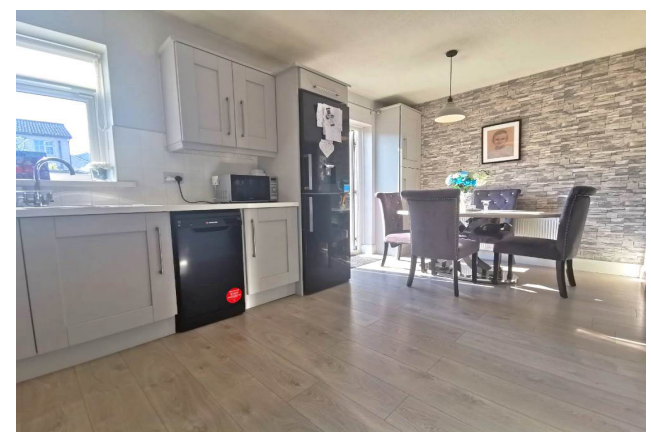
BEDROOM 3

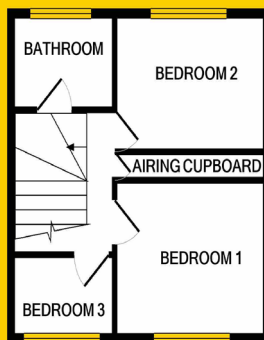
6'8" x 9'8" (2.1m x 3.m)

Laminate floor, built in wardrobes.

REAR GARDEN

Low maintance , south facing garden





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

Alanna Tyrrell and she can be contacted on 01 4030720 or 0860606879

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



MORTGAGES

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For further information or advice, please call:
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