



JP&M
DOYLE

Established. 1952

Auctioneers | Valuers | Estate Agents | Property Consultants

FOR SALE

**TWO BED SEMI DETACHED BUNGALOW,
31 WESTPARK,**



**BLESSINGTON, CO. WICKLOW,
W91W1K8.**

jpmdoyle.ie

(045) 865 568

LOCATION:

Situated in this quiet, mature cul-de-sac development, on the Blessington/Naas Road, just a stroll from Blessington village. The village itself boasts a host of amenities including shops, schools, public houses, churches, water sports and many activities on the Blessington Lakes, not to mention the Blessington Town Centre. It is also just a short commute to Dublin and surrounding areas.

Dublin: c. 18 miles. **Naas:** c. 6 miles.

DESCRIPTION:

Two bedroom semi-detached bungalow located at the end of a quiet cul-de-sac in a most convenient location. The property extends to c. 55 sq. mts and has been upgraded by its current owners with double glazed pvc windows throughout and a modern bathroom suite. Outside the rear garden is a good size and not overlooked, there is off street parking and side entrance. This is the perfect opportunity to purchase a property in a mature quiet development just a stroll from the village. Heating is Oil Fired central heating.

ACCOMMODATION:

Entrance Porch: 1.18m x 0.67m.

Entrance Hall: 5.54m x 0.88m.

Living Room: 4.43m x 3.57m. With open fire with back boiler.



Kitchen:

3.50m x 4.34m. With fitted units, parquet flooring and door to back garden.

Bedroom 1:

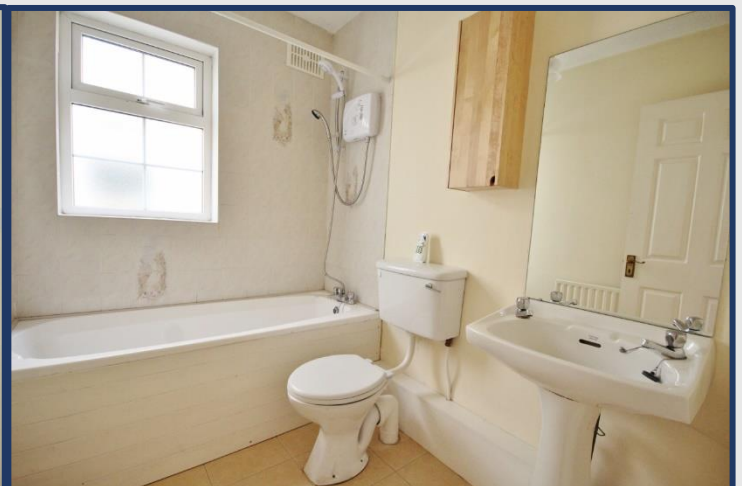
3.50m x 2.43m. With fitted wardrobe.

Bathroom:

2.24m x 1.67m. With bath with electric shower, w.c. and w.h.b.

Bedroom 2:

2.25m x 2.07m. With fitted wardrobe.



OUTSIDE:

- Front and rear gardens
- Off street parking
- Side entrance
- Boiler House



VIEWING: By Appointment Only

BER RATING: E1 (109170019)

PRICE REGION: €179,000



JP&M
DOYLE

Established. 1952

Main Street, Blessington, Co. Wicklow, W91 RK28.

t: (045) 865568

f: (045) 891425

e: blessington@jpmdoyle.ie

PSRA Licence: 002264

J.P. & M. Doyle Ltd., for themselves and for the vendors of this property whose agents they are, give notice that:

- (1) the particulars are set out as a general outline for the guidance of intending purchasers and do not constitute part of an offer or contract.
- (2) all description, dimensions, references to condition and necessary permission of use and occupation, and other details are given in good faith and are believed to be correct, but any intending purchasers or tenants should not rely on them as statements or representations of fact but must satisfy themselves by inspection or otherwise as to the correctness of each of them.
- (3) no person in the employment of J.P. & M. Doyle Ltd. has any authority to make or give any representations or warranty whatever in relation to the property.