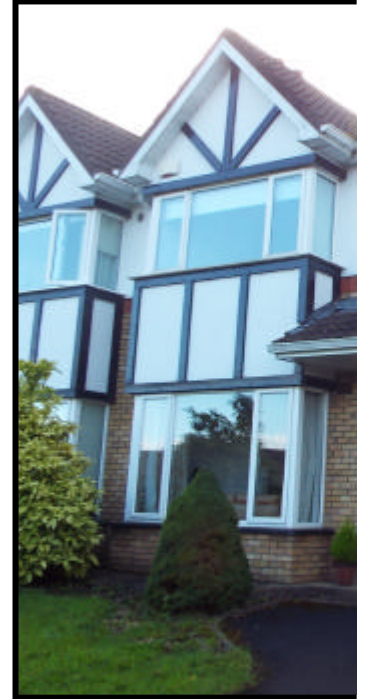


Outside

Front garden part lawned with tarmacadam driveway. Gated side entrance way. Walled and fenced south facing rear garden mainly laid to lawn. Patio area. Outside light.

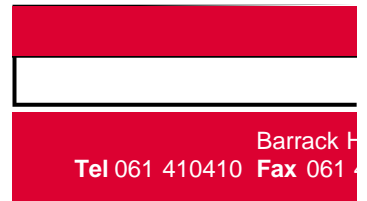


“The Home of High Standards”

Viewing strictly by appointment

Property Partners de Courcy O'Dwyer for themselves and for the vendor or lessors of the property whose agent they have given notice that: No.1. The particulars are set out as a general outline for the guidance of intending purchasers or lessees and do not constitute part of an offer or contract. No. 2. All descriptions, dimensions, reference to condition and necessary permissions for 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. No. 3. No person in the employment of the Property Partners de Courcy O'Dwyer has any authority to make or give representation or warranty whatever in relation to this development.

PRSA Licence 002371



We are delighted to introduce for sale this spacious 4 bedroom semi detached family home in this ever popular estate close to the Superquin Shopping Centre, University Limerick, The National Technological Park and Castletroy College Secondary School.

The property which is presented in excellent decorative condition comprises of spacious accommodation to include entrance hallway, living room, family room, kitchen / dining room, utility room, shower room, 4 bedrooms (main ensuite) and bathroom.

Outside there is a south facing private rear garden and a front garden with off street parking.

A viewing of this property is highly recommended.

Special Features

- * Semi detached
- * Gas fired central heating
- * Double glazed windows
- * South facing rear garden
- * 4 bedrooms
- * Excellent decorative condition
- * Cul de sac
- * Alarm
- * 3 bathrooms



Accommodation	
Entrance Hallway	4.4 14'
Living Room	5.3 17'
Kitchen / Dining Room	7m 22'
Utility Room	1.9 6'2"
Downstairs shower Room	1.5 5'0"
Family Room	5.1 16'
Upstairs Landing	
Bedroom 1	3.7 12'
Ensuite	2.8 9'3"
Bedroom 2	3.7 12'
Bedroom 3	4.0 13'
Bathroom 4	2.9 9'6"