

8 Meadow Park Avenue, Ballyvolane, Cork



FOR SALE BY PRIVATE TREATY

SEMI DETACHED

3 BED 1 BATH

81.98 sq.m. (882 sq.ft.)

A really good three bedroom house in a most convenient location close to all amenities. The property occupies an elevated position facing south with a large green area just across the road.

The house has been very well maintained by its present owners and is ready for immediate occupation.



Agent: Malcolm Tyrrell
Phone: 087 255 4116

Viewings Strictly By Appointment With Sole Agency

ACCOMMODATION

Ground Floor

Entrance Porch

Sliding door

Hallway

Living Room

4.59m x 3.62m

Fireplace with gas fire fitted (central heating unit), two alcoves with fitted mahogany units incorporating shelving, storage and an area for TV, large picture window facing south.

Kitchen / Dining Area

4.64m x 3.30m

Very well fitted with a good range of quality kitchen units, stainless steel sink unit plumbed for automatic machines, extractor hood, large storage space under the stairs, sliding door out to rear porch.

Rear Porch

2.09m x 1.51m

Door out to rear garden.

Rear Garden

Paving and grass area and garden shed.

First Floor

Bedroom 1

3.68m x 2.61m

Double fitted wardrobes with overhead storage, built in bed head.

Bedroom 2

2.86m x 1.75m

Fitted wardrobe

Bedroom 3

3.33m x 2.68m

Bathroom

2.36m x 1.86m

Bath with electric shower, wash hand basin and wc, part tiled walls.

Outside

Garden & parking area to front

Lawned garden, patio & garden shed to rear

Gas radiator heating

PVC double glazing throughout

Solicitor

Robert O'Keeffe, Coakley Moloney Solicitor,
49 South Mall, Cork



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