



1 Woodlawn Park Dun Laoghaire Co. Dublin



Standing on an extensive corner site offering potential to redevelop or extend (subject to the necessary planning consent) this detached three bedroomed bungalow which requires modernisation, is superbly situated fronting both Woodlawn Park and Mounttown Road Lower and is adjacent to Tivoli Road. Located in a very convenient setting which offers easy access to Dun Laoghaire and Monkstown Villages with their many excellent amenities, this property offers an opportunity to modernise this detached bungalow to one's own specification in a sought after location. Viewing is highly recommended.

O'MAHONY AUCTIONEERS M.I.P.A.V.

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2 Willowfield Park, Goatstown, Dublin 14

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T (01) 298 3500, F (01) 298 4495

For Sale by Private Treaty

Accommodation

Porch:

Entrance porch

Hall:

Large L shaped reception hall



Sitting Room:

15' 0" x 11' 0"

With tiled fireplace

Bedroom 1:

14' 4" x 11' 1"

With washbasin



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Bedroom 2:

14' 4" x 10' 5"

Bedroom 3:

11' 1" x 10' 0"

Bathroom:

7' 1" x 5' 4"

With bath and washbasin

Separate w/c:

7' 0" x 2'10"

W/C



For Identification Only

(Not to scale)

Some Features:

- Gas fired radiator central heating
- Standing on a large corner site with potential
- Garden Store & Shed
- Prime location



Floor Area: c.880 sq.ft. (c.82 sq.m.)
B.E.R.: F
Viewing: By prior appointment with this office
Negotiators: Martin O' Mahony FIPAV, MCEI, Jennifer O' Mahony BSc, MIPAV



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