



For Sale By Private Treaty

40 Oranmore Road
Ballyfermot
Dublin 10



Scan to view Property

3Bedroom | 1Bathroom | Terraced | 92 sq.m

Guide Price: €299,950



Description

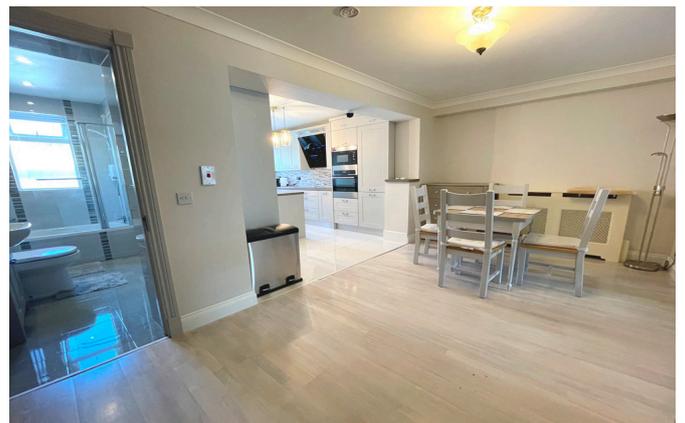
RAY COOKE AUCTIONEERS are delighted to offer to market this extended, immaculately presented and upgraded property ideally located on Oranmore, Ballyfermot, Dublin 10.

Oranmore Road is a popular location with a host of amenities close by such as schools, churches, shops, sports grounds etc. to name a but a few. Situated just a 15 minute drive from Dublin City Centre, number 40 has great public transport links and is within walking distance to a host of bus routes.

Bright and spacious living accommodation of c. 92 sq m consists of; entrance hall, open plan living room, kitchen/diner and family bathroom to the ground floor. On the first floor you will find three double bedrooms. Externally to the rear of the property you will find a fully enclosed, low maintenance split level garden benefitting from a brick built storage shed whilst the front provides a gated driveway for off road parking. Contact Ray Cooke Auctioneers today!

Features

- BER E1
- C 92 Sq m
- Double glazed windows
- Renovated to a very high standard
- Gated driveway to front
- Extended to rear
- Brick built shed
- Popular location
- Open plan kitchen/diner
- Great access to public transport
- Walking distance to all local amenities
- Viewing highly advised



Accommodation

Lounge
4.1m x 4m
Window to the front of the property with double doors to the dining room and kitchen area.

Kitchen/Dining Room
4.4m x 3.2m
Window and door to the rear of the property, base and eye level units with fitted island.

Bedroom 1
3m x 5.1m
Window to the front of the property with fitted wardrobes.

Bedroom 2
3.7m x 2.6m
Window to the front of the property with fitted wardrobes.

Bedroom 3
2.7m x 2.4m
Window to the rear of the property with fitted wardrobes.

Bathroom
2.9m x 1.2m
Low level toilet system, hand wash basin, bath with shower and window to the rear.

Rear Garden
Fully enclosed, split level, brick built storage shed.



Floor Plans



Negotiator

Nick Lindsey
01 403 0720 or 086 063 4889

Email: nick.lindsey@raycooke.ie



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.

**Ray
Cooke.**
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