



FOR SALE BY PRIVATE TREATY

**76 SPRINGFIELDS,
DOORADOYLE,
LIMERICK .**

Price Region: €185,000

BER B3





DESCRIPTION

We are delighted to present for sale this spacious 3 bedroomed duplex unit which is ideally located within close proximity to the Crescent Shopping Centre, Limerick City & County Council Offices, Crescent Comprehensive School and just a short drive from University Hospital Limerick.

The extremely bright and spacious accommodation comprises of entrance hallway, guest wc, living room, kitchen / dining room, 3 double bedrooms, ensuite and bathroom.

This property would make for an ideal starter home or investment property.

A viewing is highly recommended.





SPECIAL FEATURES

- End of terrace
- Gas central heating
- Double glazed windows
- Alarm
- Three double bedrooms
- Balcony
- Communal parking
- Close proximity to Crescent Shopping Centre & University Hospital Limerick
- BER: B3

ACCOMMODATION

- Entrance Hallway
- Guest W.C.
- Living Room 7.37m x 2.7m
- Kitchen/Dining Room 5.33m x 4.33m
- Upstairs
- Bedroom 1 3.6m x 2.87m
- Ensuite 2.1m x 2.1m
- Bedroom 2 2.8m x 3.05m
- Bedroom 3 3.05m x 2.44m
- Bathroom 3.6m x 2.87m

White PVC entrance door with frosted glass inset. Tiled floor. Alarm point. Gas boiler.

W.C. Wash hand basin. Tiled floor. Extractor fan.

TV point. Solid timber flooring. Understairs storage press. Double doors to...

Modern fitted solid oak shaker style kitchen with ample array of eye and floor level units. Single drainer stainless steel sink unit with mixer tap. Plumbed for dishwasher. Plumber for washing machine. Zanussi built in electric oven. Four plate hob. Extractor fan. Fully tiled floor. Double glazed sliding patio door to rear patio.

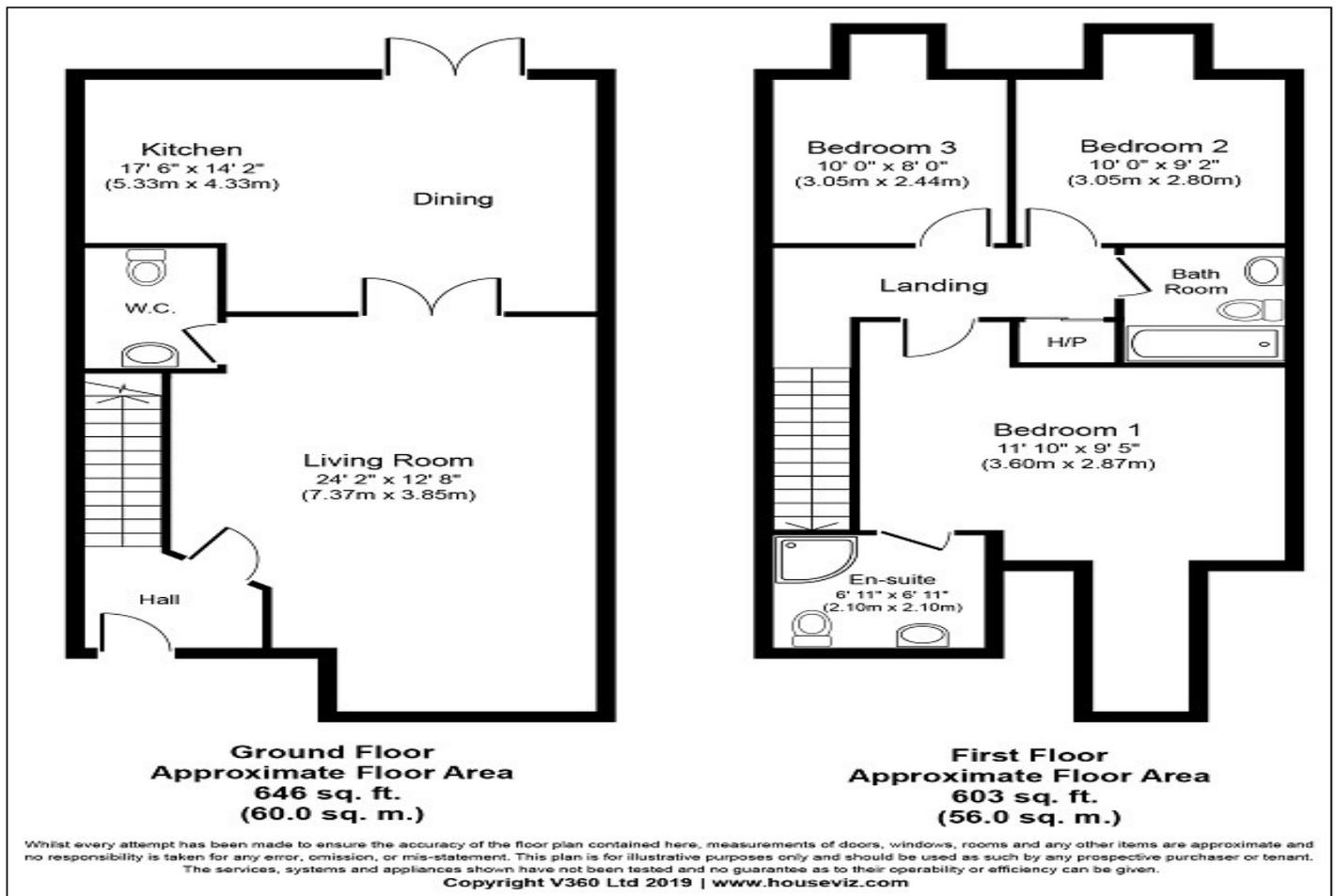
Fitted presses. TV point.

Fully tiled shower cubicle with Triton T80 XR electric shower. W.C. Wash hand basin. Tiled floor.

Fitted presses.

Fitted presses.

Bath with electric shower. Glass shower door. W.C. W.H.B. Tiled floor. Part tiled walls. Extractor fan.



PRICE

€185,000

VIEWING DETAILS

By appointment only

Contact Negotiator

Geoffrey de Courcy

Outside

Rear balcony
Communal parking

Contact Agent

PROPERTY PARTNERS DE COURCY O'DWYER
M: 061 410 410
E: decourcyodwyer@propertypartners.ie

**PROPERTY
PARTNERS**

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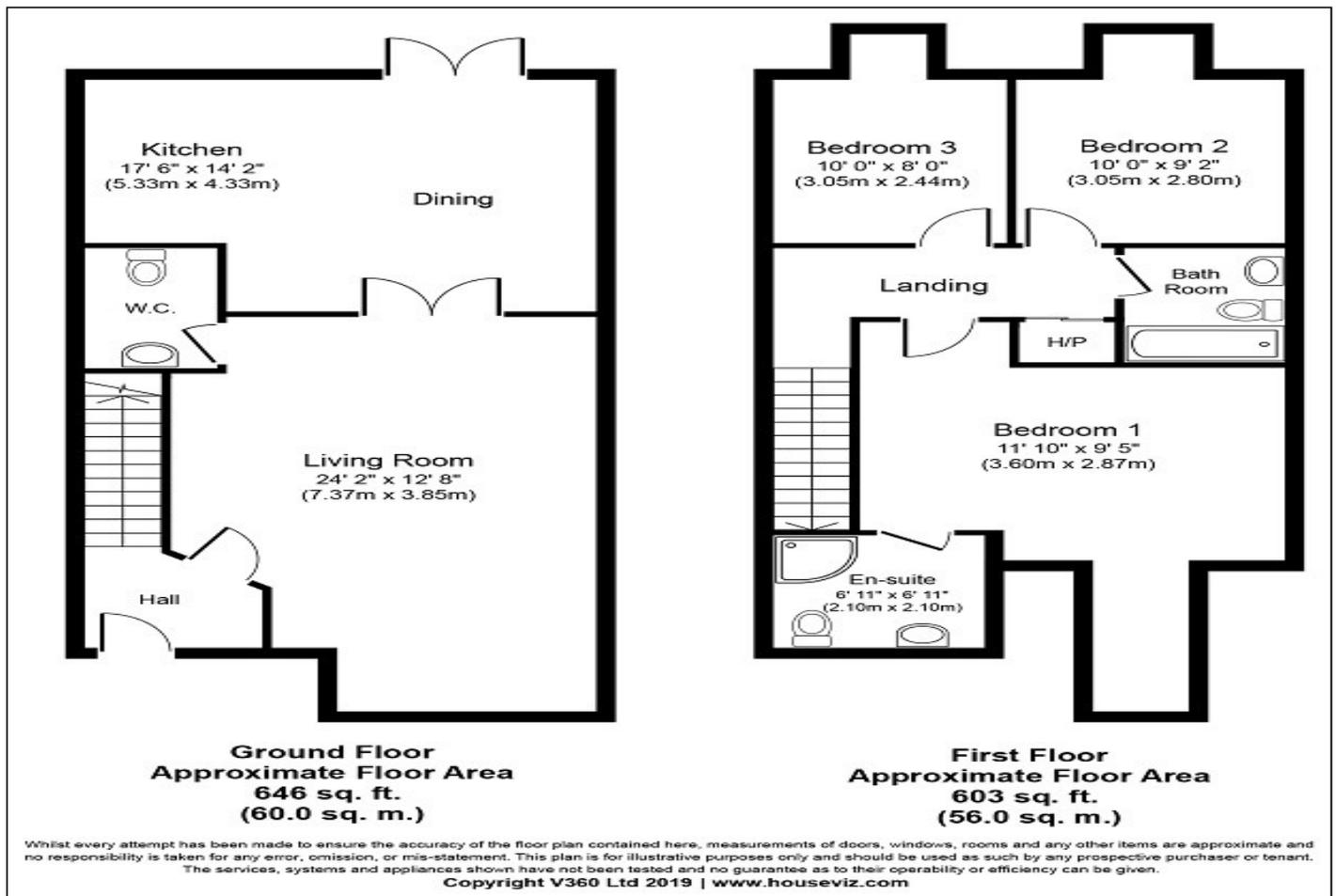


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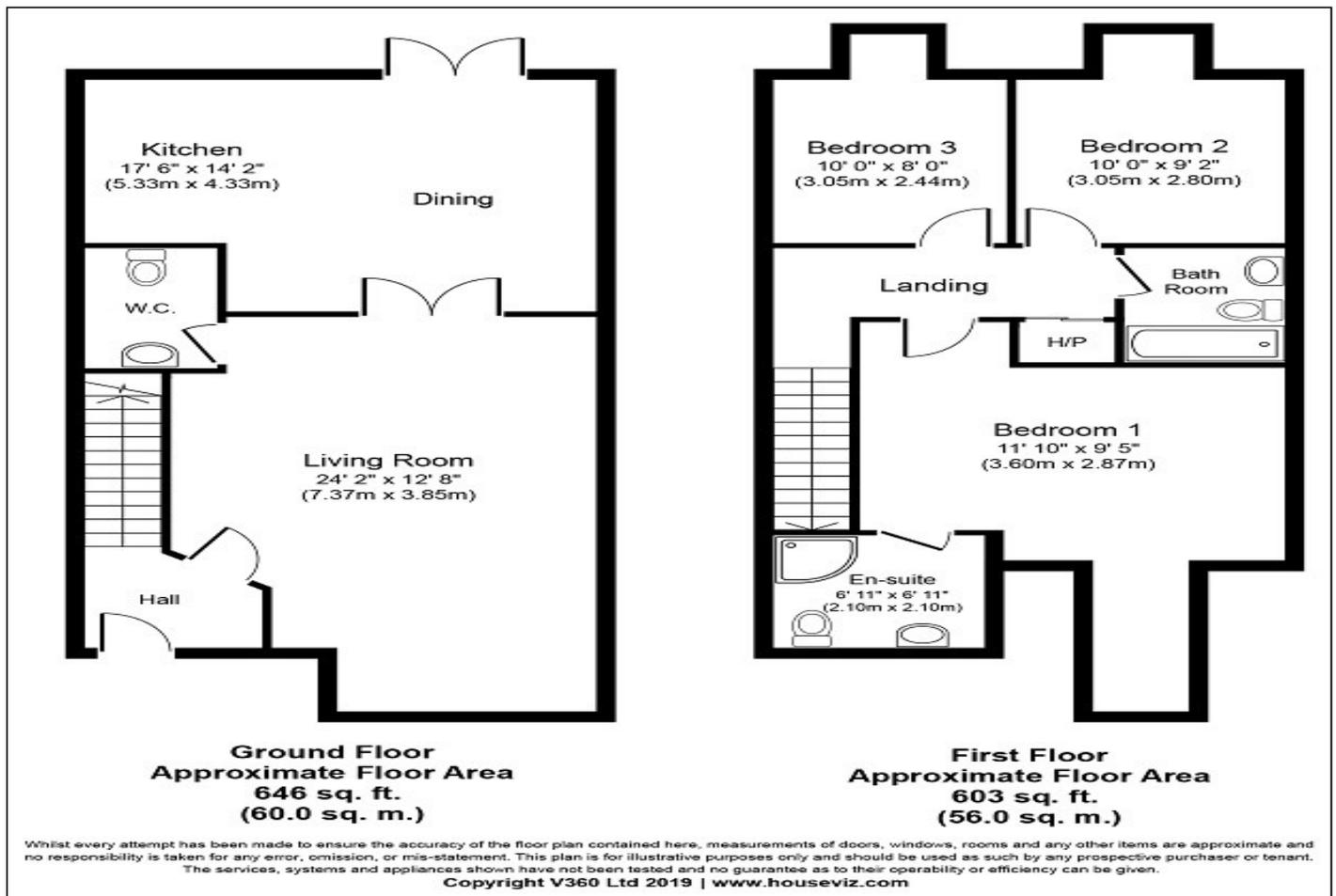
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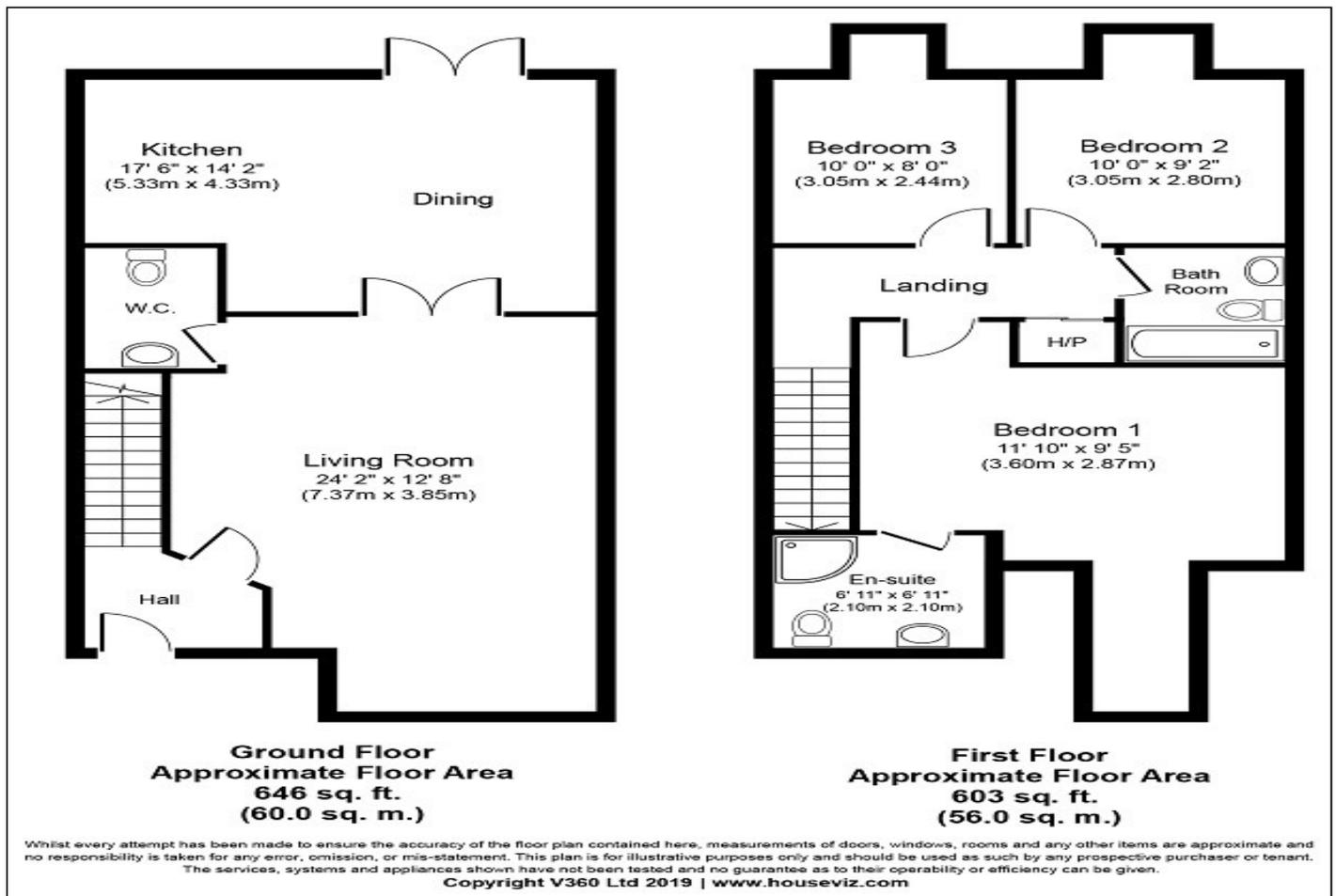
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