

95 Ardkeale, Mount Oval, Rochestown, Cork



FOR SALE BY PRIVATE TREATY

A deceptive property and much larger than it looks.

Located within the Mount Oval development and a mere four mile drive from the city centre and just 5 minutes drive from Douglas village with all its amenities.

No. 95 is extremely well maintained and nicely situated within Ardkeale.

The property has two ensuite bedrooms and a spacious rear garden. An ideal starter home or investment opportunity.

TERRACED

2 BED

950 sq.ft.



Agent: **Brian Olden**
Phone: **087-22 11174**

Viewings Strictly By Appointment With Sole Agency

ACCOMMODATION

GROUND FLOOR

Entrance Hall

Tiled floor, ceiling cornicing

Kitchen / Dining Area **13'10" x 11'0"**

Tiled floor, floor & eye level fitted units, integrated Hotpoint oven with four ring gas hob & overhead extractor, ceiling spotlights, door to rear garden

Living Room **18'0" x 11'8"**

Polished timber floor, open fireplace with timber surround & cast iron insert, sliding door to rear garden, patio & barbeque area, ornate ceiling cornicing

Guest Toilet

Wc and wash hand basin



FIRST FLOOR

Bedroom 1 **12'4" x 10'9"**

Carpet floor covering & full length built in robe units

Ensuite **8'0" x 5'6"**

Vinyl floor covering, wc, wash had basin and electric Mira shower, partly tiled walls

Bedroom 2 **13'2" 11'10"**

Incorporating full length built in robe units, carpet floor covering

Ensuite **6'3" x 6'5"**

Vinyl floor covering, wc, wash hand basin & bath with shower over, partly tiled walls



FEATURES

- ⇒ Spacious South West facing rear garden
- ⇒ Gas fired central heating
- ⇒ 2 ensuite bedrooms
- ⇒ Excellent conditions throughout

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