

Accommodation		
Accommodation	Size	
	M.	Ft.
Bedroom 3	3.3m x 3.7m 10'8" x 12'2"	Built in wardrobes.
Outside		
To the front there is off street car parking with cobble drive. Side access to rear garden.		



“The Home of High Standards”

Viewing strictly by appointment

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**59 Ceol na hAbhann,
Caherconlish,
Co. Limerick.**

Price
Region €125,000
<p>Barrack House, O' Connell Avenue, Limerick. Tel 061 410410 Fax 061 444443 Email decourcyodwyer@propertypartners.ie</p>

We are extremely pleased to offer for sale this 3 bed semi detached which is in good condition throughout however is in need of some decorative upgrade work located in the Limerick side of Caherconlish Town in a much sought after attractive development.

The bright and spacious accommodation consists of entrance hallway, living room, kitchen, utility room, guest w.c., 3 bedrooms (main ensuite) and bathroom.

Outside the property has off street parking with side access to a rear garden area.

Special Features

- * Semi detached
- * Double glazed PVC windows
- * OFCH
- * 3 bedrooms
- * Located on the outskirts of the town



Accommodation		
Accommodation	Size M. Ft.	Description
Entrance Hallway		Understairs storage area. Tiled floor.
Living Room	4.5m x 6.3m 14'8" x 20'7"	Bay window. Open fire.
Kitchen	5.2m x 5.3m 17'06" x 17'4"	Built in wall and floor units. Tiled splashback. Double drainer unit. Extractor fan. Tiled floor. Double doors to back garden. Door to ...
Utility Room		Built in wall and floor units. Door to
Guest W.C.		Fully tiled.
Upstairs		
Landing		Hotpress
Main Bedroom	4.5m x 3.64m 14'8" x 12'	Built in wardrobes.
Ensuite		Fully tiled with w.c. and wash and basin. Shower unit with electric shower.
Main Bathroom		Fully tiled with w.c. and wash and basin. Bath.
Bedroom 2	3m x 3.1m 9'8" x 10'2"	Built in wardrobes.