

# For Sale

Asking Price: €375,000

Sherry  
FitzGerald



361 Captains  
Road, Crumlin,  
Dublin 12, D12  
Y0C6

[sherryfitz.ie](http://sherryfitz.ie)



Sherry FitzGerald is delighted to present to the market 361 Captains Road, three-bedroom end of terraced house located in a quiet and mature residential area of Crumlin. Captains Road has an idyllic location close to Crumlin Village and accessible to a whole host of amenities.

On entering the property, we come to an inner hallway with stairs to first floor landing and opening to the living room. The living room is a great size with a window to front aspect, feature fireplace, laminate flooring and door leading to the kitchen and downstairs bathroom.

The kitchen itself is fitted with matching base/wall units, ample worktop space with tiled splash back, inset sink, space for free standing oven, plumbing for washing machine, rear door to garden and tiled floor coverings. Located off the kitchen is a sizeable downstairs bathroom.

On the first floor we have three sizeable bedrooms two doubles and a large single. The main bedroom is to the front of the property with a window to front aspect and original timber flooring. The second bedroom is to the back of the house with a window to rear aspect and carpeted floor coverings. Bedroom three is a sizeable single bedroom with window to rear aspect and laminate flooring.

Outside there is a large enclosed rear garden with secure gated side access and ample off-street parking provided via the gated driveway.

The location of this property is fantastic with all conceivable amenities within close proximity such as Crumlin Village, Our Lady's Childrens Hospital, with Schools and Shopping Centres within walking distance. This location is well serviced by public transport and is within easy reach of the M50 and the City Centre.



## Accommodation

**Entrance Hall** 1.18 x 1.22: Opening from the front door with stairs to first floor landing and opening to the living room.

**Living Room** 3.92 x 4.66: Window to front aspect, feature fireplace, laminate flooring and door thought to kitchen.

**Kitchen** 2.23 x 3.54: Windows to rear aspect, fitted with matching wall/base units, ample worktop space with tiled splash back, inset sink, space for free standing oven and tiled floor coverings.

**Bathroom** 2.56 x 1.14: Opaque window to rear aspect, deep fill bath, WC, wash hand basin and tiled flooring.

**Bedroom 1** 3.95 x 3.35: Sizeable double bedroom with window to front aspect, and original timber flooring.

**Bedroom 2** 2.66 x 3.47: Sizeable double bedroom with window to rear aspect and carpeted floor coverings.

**Bedroom 3** 2.62 x 2.17: Sizeable single bedroom with window to rear aspect and laminate flooring.

**Outside** A large enclosed rear garden with secure gated side access and ample off-street parking provided via the gated driveway.





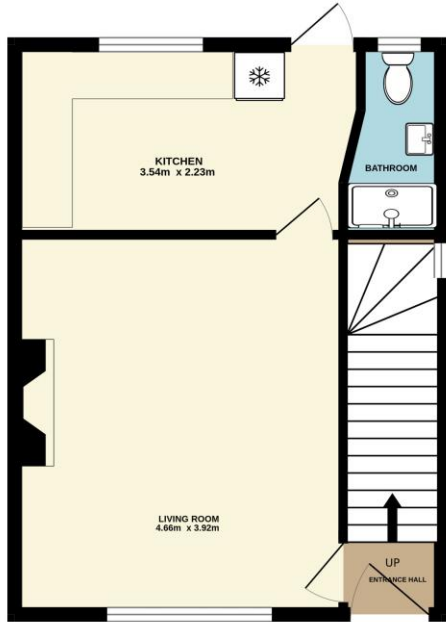
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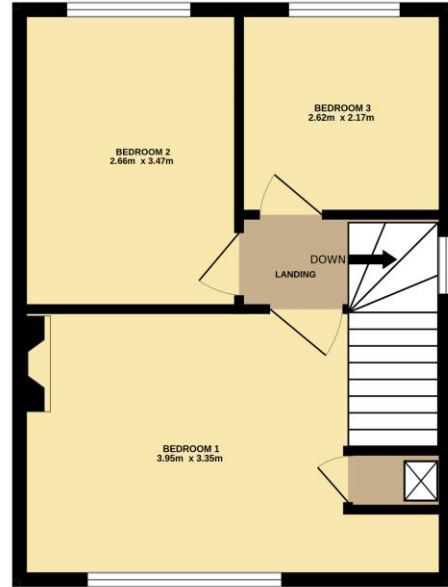
Directions



GROUND FLOOR



1ST FLOOR



Not to scale. Identification only  
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