

FOR SALE

BY PRIVATE TREATY

**18 Fernwood Park
Firhouse
Dublin 24
D24 T3C2**



Three Bedroom Mid Terrace
c.82q.m



Price: €285,000

PSR Licence Number 002307

raycooke.ie

DESCRIPTION

RAY COOKE AUCTIONEERS are delighted to present this excellent 3 bedroom terraced property with dual aspect open plan living space to the market on Fernwood Park, Springfield. The location is highly sought after and is only a short stroll from every conceivable local amenity including shops, schools, medical centres and leisure facilities. Also within easy reach you will find The Square Shopping Centre, a host of bus routes, the M50 Motorway and The Luas. Bright, spacious & immaculately presented internal living accommodation of c. 82 sq m (c. 882 sq ft) comprises of entrance hallway, downstairs WC, open plan dining/kitchen/living room, three double bedrooms and main family bathroom. The kitchen leads onto a sunny rear garden with decking, block built shed and an enviable southerly orientation. No 18 comes to the market in very good condition and boasts heaps of built in storage, stunning flooring and off street parking for multiple cars. Interest is sure to be expected from a wide range of buyers - do not miss this magnificent opportunity. Call Ray Cooke Auctioneers for further information or to arrange viewing!

FEATURES

- c. 82 sq m
- c. 882 sq ft
- BER D2
- Dual aspect living space
- Open plan living downstairs
- Excellent condition throughout
- 3 Double Bedrooms
- Recently upgraded bathroom with full bath
- Gas fired central heating
- Double glazed windows
- Built in storage in all 3 bedrooms
- 3 bed 2 bath
- Off street parking for multiple cars
- Decking, pebbles and south facing orientation
- Block built shed
- Local shops within 5 minutes walk
- The Square Shopping Centre and the M50 within easy reach
- Ideal for both 1st time buyers and investors
- Early viewing highly advised!



ACCOMMODATION



LIVING

Laminate flooring. Top quality blinds & curtains. Dual aspect. Spotlights & Open fire.

KITCHEN / DINING

Spacious kitchen to the rear of the property. Floor and eye level units.

BEDROOM 1

Double bedroom to the front of the property. Built in sliderobes. Top quality blinds & curtains. Laminate flooring.

BEDROOM 2

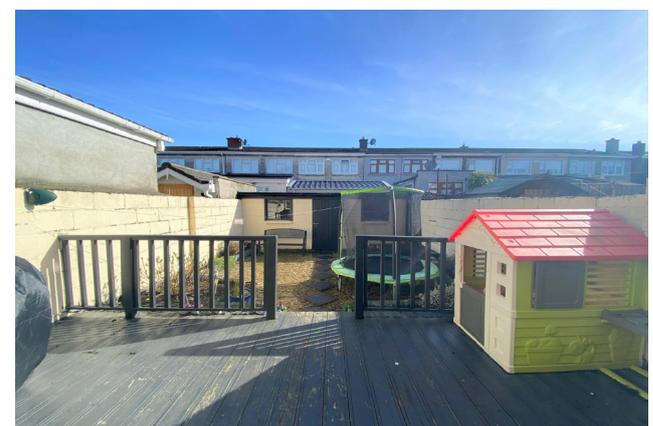
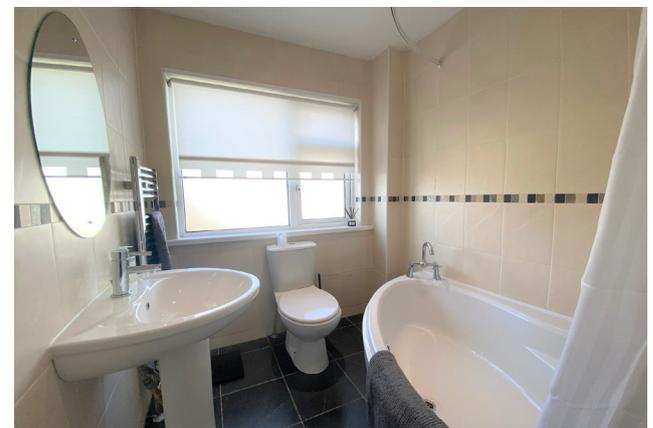
Double bedroom to the rear of the property. Built in wardrobes. Top quality blinds & curtains. Carpet to floor.

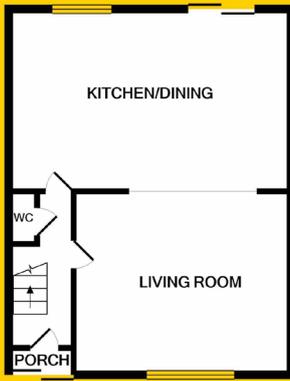
BEDROOM 3

Double bedroom to the rear of the property. Built in wardrobes. Top quality blinds & curtains.

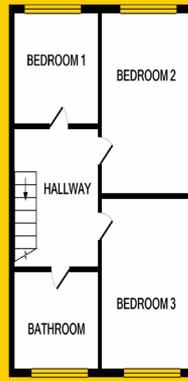
BATHROOM

Fitted bathroom suite with fitted bath, WC & WHB.





GROUND FLOOR



1ST FLOOR

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.

NEGOTIATOR

James Dronney and he can be contacted on 01 4599288 or 086 1409043

Alternatively you can send an email to James@raycooke.ie and we will contact you.



MORTGAGES

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For further information or advice, please call:
01 40 30 720

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CLONDALKIN

(Head Office)
3 Main Street,
Clondalkin, Dublin 22

T +353 (0)1 40 30 720
E clondalkin@raycooke.ie

RATHCOOLE

Unit 10 Rathcoole Shopping Centre,
Rathcoole, Co Dublin

T +353 (0)1 90 89 300
E rathcoole@raycooke.ie

TALLAGHT

6 Village Green,
Tallaght,
Dublin 24

T +353 (0)1 45 99 288
E tallaght@raycooke.ie

TERENURE

98 Terenure Road North,
Terenure,
Dublin 6W

T +353 (0)1 68 75 800
E terenure@raycooke.ie

FINGLAS

Unit FM10,
Finglas Village Centre,
Finglas, Dublin 11

T +353 (0)1 54 11 455
E finglas@raycooke.ie

GLASNEVIN

169 Mobhi Road
Glasnevin
Dublin 9

T +353 (0)1 699 5050
E glasnevin@raycooke.ie



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