



Coolbeg, Kildimo, Co. Limerick



Guide Price €135,000



GVM present to the market a charming 2 bedroom residence situated on the periphery of the hugely popular village of kildimo and within walking distance of all main amenities.



This sensibly priced property is ideal for those in search of an affordable home that oozes location location location. The accommodation is comfortable and well proportioned comprising of an entrance hall, sitting room, kitchen, 2 bedrooms and bathroom. Outside there is a side gate to a parking and set down area together with a substantial garden area that allows for an extension if required. There is also a detached garden shed.



The location is superb just a very short walk to a renowned primary school, church, a thriving shop and filling station together with other village amenities. There is a good local public transport together with reasonably good access to the Motorway. There are also excellent sporting facilities and Raheen Business Park, The University Hospital and Crescent Shopping Centre are a mere 15 minutes drive.

Inspection is very highly recommended.

Rooms:

Entrance hall

Sitting room

Bright and inviting

4.02m (13'2") x 2.03m (6'8")

Kitchen

Fitted with generous floor and eye level presses

3.04m (10'0") x 2.07m (6'9")

Bedroom 1

Single

3.07m (10'1") x 2.06m (6'9")

Bedroom 2

Double with fireplace. Could also be another reception room





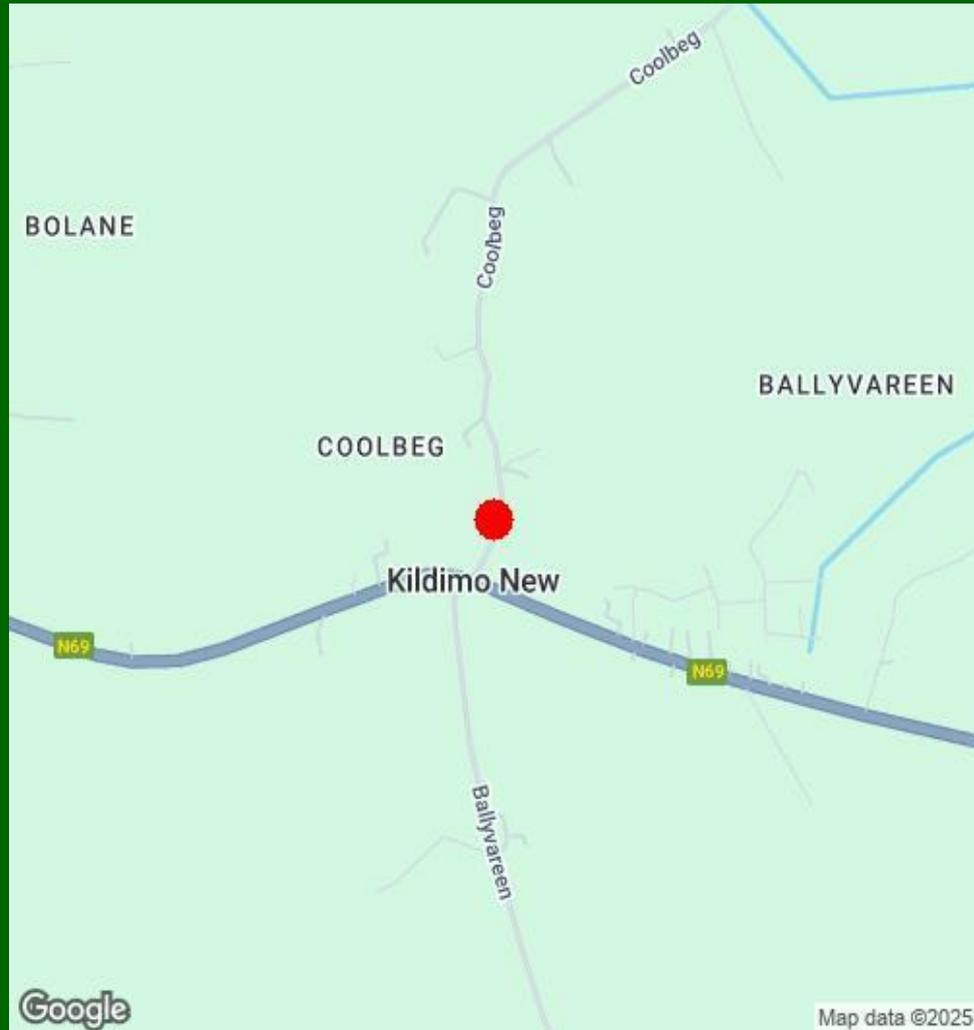
Bathroom

Tiled and with electric shower

Features:

- Mains Water and septic tank
- Electric oil heaters
- Good on site parking
- Very pleasant garden with west facing and sun drenched aspect
- Just a very short walk to all village amenities
- Very attractive price point
- Aluminium windows





Agent Information:

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Disclaimer

These particulars do not form any contract and are for guidance purposes only. Computer generated images, maps and plans are not drawn to scale and measurements are approximate and for guidance only. Intending purchasers must satisfy themselves as to the accuracy of detail given to them verbally or as part of this brochure. Such information is given in good faith and believed to be correct. However neither the vendor nor their agents shall be held liable for any inaccuracies therein.

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