

BER B2



55 Copper Valley Vue
Glanmire, Co. Cork

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INTERNATIONAL REALTY

55 Copper Valley Vue, Glanmire, Co. Cork

This charming three-bedroom semi-detached home, located in the highly sought-after area of Glanmire, offers a perfect blend of comfort, style, and convenience. Situated within close proximity to all local amenities, this property is ideal for families, first-time buyers, or those seeking a peaceful yet accessible location.

Built approximately 20 years ago, the house is in excellent condition throughout. The accommodation includes two spacious double bedrooms and a cozy single bedroom, offering ample space for a growing family or home office. The large living room is a standout feature, with a beautiful bay window that fills the space with natural light and a 5kW stove that adds warmth and character.

The property boasts tiling and wood flooring on the ground floor, enhancing its modern yet welcoming feel. The kitchen features a sleek cream gloss finish and high-quality appliances, making it both stylish and functional.

Externally, the property is equally impressive. To the front, a large tarmaced driveway provides parking for two cars. The rear garden is a private oasis, featuring a large Steeltech shed for storage and a decked area perfect for outdoor dining or relaxation.

The home is energy efficient, with a BER rating of B2 and double-glazed windows, ensuring comfort and reduced energy costs.

The location is a key selling point, with several excellent schools nearby, including Brooklodge National School and Glanmire Community College. Glanmire offers a wealth of amenities, including shops, cafes, and recreational facilities, all within easy reach.

55 Coppervalley Vue is a superb opportunity to acquire a well-maintained, ready-to-move-into home in a thriving and family-friendly community. Don't miss the chance to make this wonderful property your own.

Features

- Ber B2 rating .
- Double driveway.
- Gas fired central heating.
- Close to schools.
- Steeltech shed.
- Great condition throughout.
- Staircase is solid oak, custom made for the house



Accommodation

Hallway: 2.07m x 4.65m Bright and spacious with fully tiled floor, all ground floor accommodation leading off hallway.

Staircase is solid oak and was custom made for the house.

Living Room: 4.20m x 4.65m Large bright room with bay window and 5 kw stove, grey laminate wood flooring and ample space for large furniture.

Kitchen/Dining: 6.37m x 8.36m Large open plan space with grey laminate wood flooring, cream gloss style kitchen with quality appliances. Sliding door leading to the rear garden. Gas hob with electric cooker.

Wc: 0.85m x 1.58m Tiled with two piece suite.

Bathroom: 1.93m x 2.22m Fully tiled bathroom with three piece suite, electric shower and bath.

Bedroom 1: 2.92m x 4.00m Large double room to the front of the property with built in wardrobes, carpet flooring and spacious throughout.

Ensuite: 2.96m x 0.96m Fully tiled with electric shower and 3 piece suite.

Bedroom 2: 4.34m x 3.28m Large double bedroom with built in wardrobe, overlooking rear garden.

Bedroom 3: 2.78m x 2.50m Spacious single bedroom to the front of the property with built in wardrobe, carpet flooring.

Attic: 4.57m x 4.47m Large storage space with built in wardrobes, wood flooring.

BER Information

BER: B2. BER No: 116980095

EPI:109.08 kWh/m²/yr.

Eircode

T45 N265





FLOOR PLANS Not to scale - for identification purpose only.

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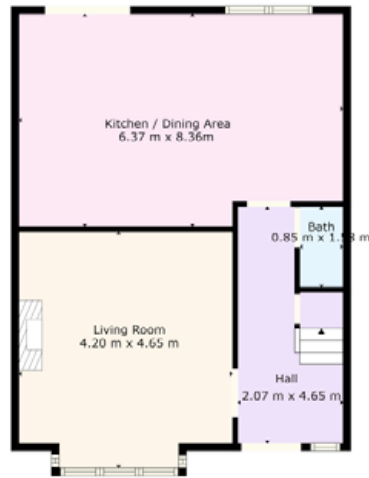
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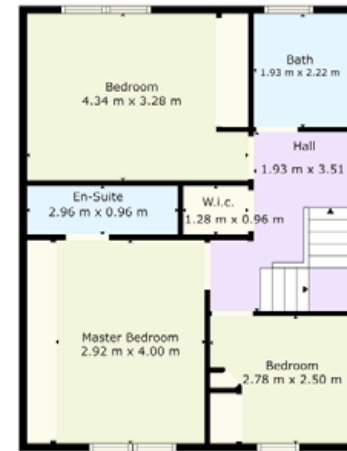
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Ground Floor



First Floor



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