

30 Coolkellure Rise,

LEHENAGHMORE, CO. CORK.



Howard
Auctioneers, Estate Agents & Valuers

Tel 021 424 8654
www.danhoward.ie

PSR No. 003581

46 South Mall, Cork • Email dan@danhowardsales.com

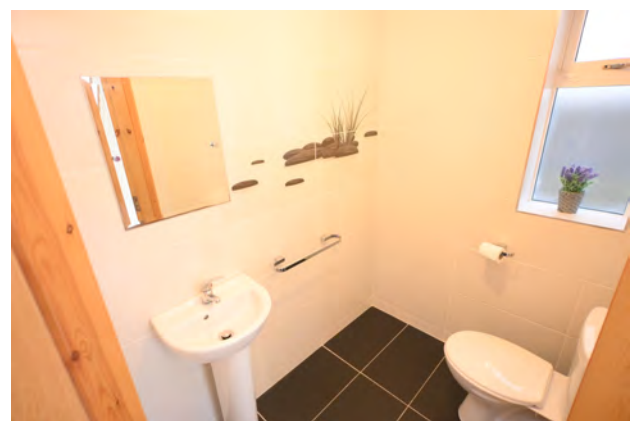
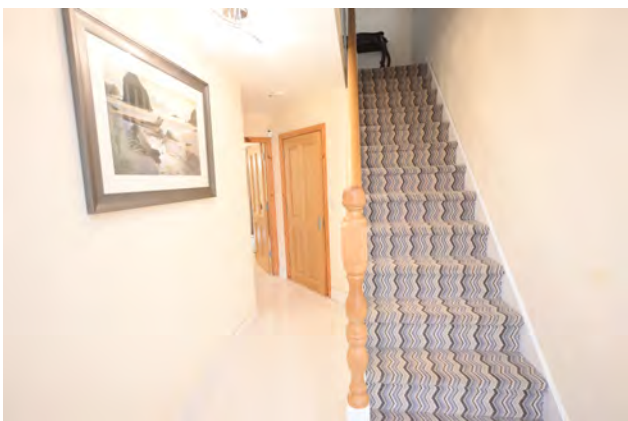


3 Bedroom Semi-Detached Residence

Dan Howard & Co. Ltd Auctioneers proudly present this exquisite A3-rated semi-detached residence, superbly located in the sought-after Lehenaghmore area of Cork City. Perfectly positioned overlooking a large landscaped green, this elegant home also enjoys the luxury of a private, non-overlooked rear garden.

The interior is finished to a high standard and offers a perfect blend of style, comfort, and energy efficiency. A bright and spacious sitting room welcomes you to the front, while the contemporary kitchen/dining room to the rear is ideal for both family living and entertaining. French patio doors open onto a sun-soaked garden, complete with a quality steel shed. An added highlight is the underfloor heating throughout the ground floor, providing year-round warmth and an extra touch of sophistication. Upstairs, there are three beautifully presented bedrooms, including a master suite with ensuite, along with a luxurious family bathroom. Attic access further enhances storage options.

This is truly a turnkey home in an ideal location, just minutes from Cork City, schools, shopping, and excellent transport links. A rare opportunity not to be missed.





PROPERTY DETAILS:

Hallway:

Sitting Room: **5.3m x 3.5m**

Kitchen: **5.4m x 2.7m**

Dining: **5.5m x 3.7m**

WC: **1.5m x 1.1m**

STAIRS

Master Bedroom: **3.4m x 3.2m**

Ensuite: **2.5m x 0.9m**

Bedroom 2: **3.9m x 3.0m**

Bedroom 3: **2.7m x 2.3m**

Bathroom: **2.1m x 1.9m**



ASKING PRICE:

€395,000



VIEWING STRICTLY BY APPOINTMENT WITH SOLE SELLING AGENT

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