

9 Fern Drive, Castle Heights, Kilmoney, CARRIGALINE, CO. CORK



HOWARD

Auctioneers, Estate Agents & Valuers



46 South Mall, Cork • Tel 021 424 8654 • Email dan@danhowardsales.com • www.danhoward.ie

3 bedroomed towhouse..

Dan Howard & Co. Ltd Auctioneers are thrilled to offer for sale no. 9 Fern Drive in Castleheights, Kilmoney, Carrigaline. What a wonderful property to bring to the market, ideal for first time buyer or investor. This privately owned property is in fantastic condition throughout and is a credit to the current owners, who have presented it to the market in show house condition. The property has been re-styled, with a new modern, sleek kitchen, including all modern appliances and open plan with dining and living room. Upstairs there are 3 bedrooms, bath room and en-suite, all presented in superb order.

The attic is floored for storage with access through a pull down ladder.

To the rear of the property, just look at the picture and it speaks for itself. STUNNING!





FEATURES:

- Under floor heating downstairs
- Gas zoned heating with climote control
- New modern kitchen
- Includes built in appliances
- Stunning condition
- Attractive rear patio
- Shed to the rear



PROPERTY DETAILS:

Hallway:

WC: 1.5m x 1.4m

Sitting Room: 5.1m x 3.1m

Kitchen/Dining: 5.0m x 4.1m

Master Bedroom: 3.6m x 2.6m

En-suite: 2.3m x 0.8m

Bedroom 2: 3.0m x 2.7m

Bedroom 3: 3.1m x 2.3m

Bathroom: 2.1m x 1.5m



BER: 

ASKING PRICE:

**Offers in Excess
of €220,000**

VIEWING STRICTLY BY APPOINTMENT WITH SOLE SELLING AGENT

DISCLAIMER: Dan Howard & Co. Ltd., for themselves and for the vendors or lessors of the property whose Agents they are, give notice that: (i) The particulars contained herein are set out as a general outline for the guidance of intending purchasers or tenants, and do not constitute any part of an offer or contract and are not in any way legally binding. (ii) All descriptions, dimensions, references to condition and necessary permissions for use and occupation, and other details are given in good faith and are believed to be correct, but any intending purchasers or tenants should not rely on them as statements or representations of fact but must satisfy themselves by inspection or otherwise as to the correctness of each of them. (iii) No person in the employment of Dan Howard & Co. Ltd., has any authority to make or give representation or warranty whatever in relation to this development. (iv) The particulars contained herein are confidential and are given on the strict understanding that all negotiations shall be conducted through Dan Howard & Co. Ltd. (v) Dan Howard & Co. Ltd. disclaims all liability and responsibility for any direct and/or indirect loss or damage which may be suffered by any recipient through relying on any particular contained in or omitted from the aforementioned particulars.



SELLING AGENT:

Dan Howard & Co. Ltd., 46 South Mall, Cork

Tel: 021 424 8654 / 087 283 3109

Email: dan@danhowardsales.com

www.danhoward.ie

HOWARD

Auctioneers, Estate Agents & Valuers