

James Kilcoyne

Auctioneers & Valuers

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PRIME TWO-STOREY SEMI-DETACHED RESIDENCE AT GLEANN ARD, BALLAGHADERREEN, CO ROSCOMMON:



Prime Two Storey 4 Bedroom Semi-Detached Residence on end site situated at No. 12 Gleann Ard, Ballaghaderreen which is within walking distance of the town centre and all its amenities. This property, which is in excellent condition throughout, comprises briefly: Ground Floor: Entrance Hall with floor tiling, Sitting Room with Feature Fireplace & laminated flooring, Fully Fitted & Tiled Kitchen/Dining Room with patio door leading to rear garden, Utility Room and WC. First Floor: 4 Bedrooms – one of which is en-suite and Bathroom. Many features include PVC Double Glazed Windows & OFCH.

Selling Price: €89,000.00

These particulars are issued by James Kilcoyne, Auctioneer on the understanding that any negotiations respecting the property mentioned are conducted through him. Every care is taken in preparing particulars, but the firm do not hold themselves responsible for any inaccuracy in the particulars and terms of the property referred to or any expense that may be incurred in visiting same, should it prove unsuitable or have been let, sold or withdrawn. All reasonable offers will be submitted to the vendors for consideration. The contents of this brochure do not form part of any contract subsequently entered into.

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Sitting Room



Kitchen/Diner



Utility



Bathroom



Bedroom

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Bedrooms



End Site



Rear Garden

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