



**123 College Hill,
Mullingar,
County Westmeath
N91 Y6E8**

Spacious 3/4/ bed Detached-Semi house on end site

In popular established development, adjacent to St. Finian's College,

Within walking distance to the Mullingar Regional Hospital, town centre and all amenities

Price €195,000



Entrance Hall

4.87m x 2.09m

Laminate flooring, ceiling coving

Sitting Room

3.61m x 5.18m

Laminate flooring, feature fireplace, feature bay window, ceiling coving, double doors to kitchen dining area

Kitchen / Dining Area

5.83m x 3.33m

Tiled flooring, fully fitted kitchen with splash back tiling, patio door to rear cobble locked patio area

Utility Room

3.01m x 2.54m

Tiled flooring, plumbed for washing machine and dryer, door to rear

WC

2.62m x 0.80m

WC, WHB, tiled flooring

Living Room / Bedroom

4.69m x 2.51m

Front aspect

FIRST FLOOR**Landing**

2.09m x 3.86m

Spacious landing with carpet flooring

Bedroom 1

3.67m x 4.11m

Fitted wardrobes, front aspect

Ensuite

2.92m x 0.80m

WC, WHB, shower, tiled flooring, tiled to day-do

Bedroom 2

Carpet flooring, fitted wardrobes, front aspect

Bedroom 3

3.63m x 3.15m

Fitted wardrobes, rear aspect

Bathroom

1.9m x 2.10m

WC, WHB, bath with over head shower, tiled flooring, walls tiled to day-do



FEATURES

- Good condition throughout
 - Oil fired central heating
- Adjacent to St. Finian's College
 - Close to all amenities
- Quiet mature residential development

