



175 Caislean Na Habhann, Castletroy,
Limerick



Guide Price €440,000





GVM are delighted to bring to the market this stylish 4 bedroom semi detached property situated in this much sought after development just a short distance from a range of amenities such as a Primary and Secondary Schools, Castletroy Golf Club, University of Limerick, Plassey Technological Park, The Parkway Shopping Centre, a number of high profile business and retail parks and within easy access of the Motorway providing connectivity to The National Road Infrastructure.

This magnificent home is presented in good condition throughout offering bright and well proportioned living and bedroom accommodation. Good off street parking and enclosed rear garden. An ideal home for first time buyers, right sizers or investors. Sensible price point. Inspection is very highly recommended.

Rooms:

Entrance Hallway

Laminated flooring. Alarm point.

4.02m (13'2") x 2m (6'7")



Sitting room

Carpet flooring. TV point. Gas fireplace

4.02m (13'2") x 3m (9'10")



Guest wc & whb

1.07m (3'6") x 1.03m (3'5")

Kitchen

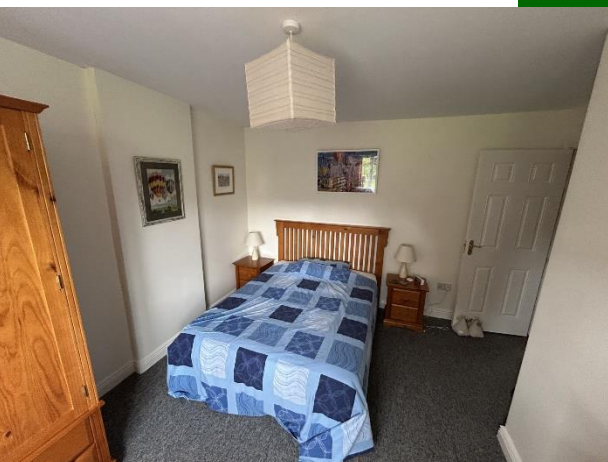
Tiled flooring. Fully fitted kitchen. Integrated appliances including dishwasher and oven.

5.09m (16'8") x 3.08m (10'1")

Utility room

Fully plumbed.

2.05m (6'9") x 2.03m (6'8")



Bathroom

Partly tiled. Seperate shower unit.

2.06m (6'9") x 2m (6'7")



Bedroom 1

Master bedroom. Carpet flooring. Ensuite :- Tiled with electric shower. 3.08m (10'1") x 3.06m (10'0")

Bedroom 2

Double room with carpet flooring.
4.06m (13'4") x 3m (9'10")



Bedroom 3

Single room . Carpet flooring.
3.02m (9'11") x 2.09m (6'10")

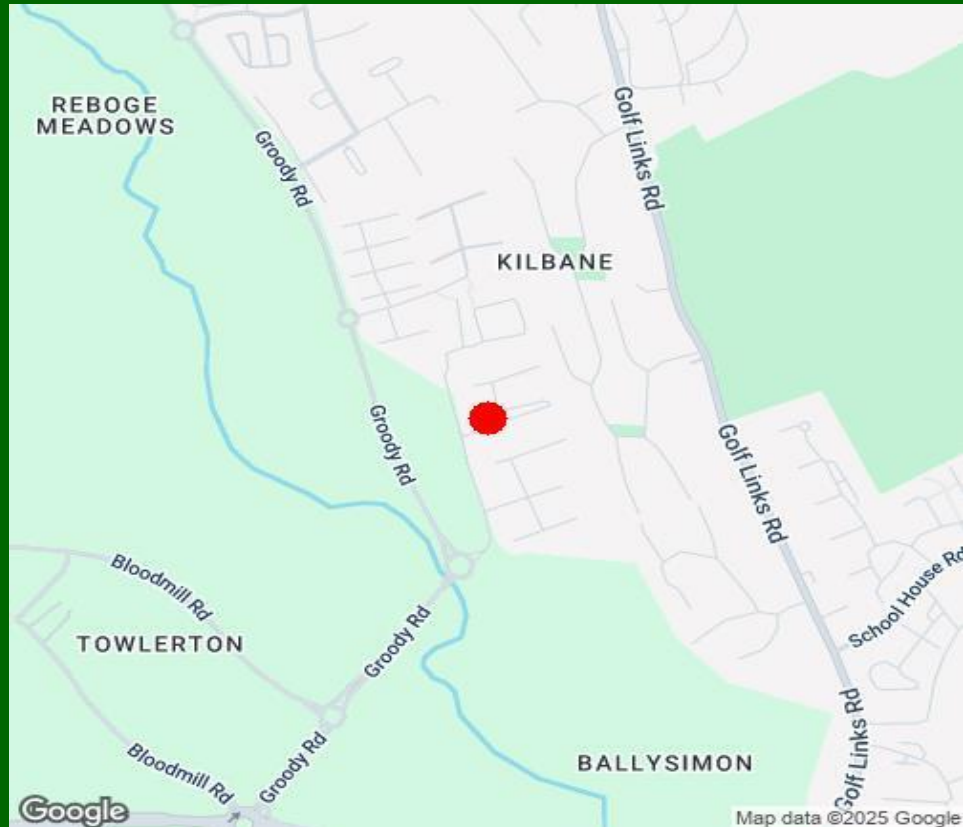
Bedroom 4

Double room. Carpet flooring. Ensuite. Walk in wardrobe. 4.01m (13'2") x 2.09m (6'10")

Features:

- Double glazed UPVC windows
- Positioned in a quite, leafy and established cul de sac
- Regular nearby bus service
- Short distance to retail parks, schools, creche facilities, gyms, coffee shops and gastro pubs
- Very bright and spacious home
- Easy access to the nearby Motorway
- University of Limerick at your doorstep
- Good off street parking
- Good energy rating





Property Directions:

Enter eircode V94Y58N to your mobile device to direct you straight to the door of this property

Agent Information:

Eva Hayes

Disclaimer

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