



Cahercorney, Grange, Kilmallock, Co.
Limerick V35 N250



Price

€250,000



Charming 3 bedroom traditional farmhouse style residence situated within twenty minutes drive of Limerick City. The residence rests on a C. 0.7 St. Acre site with magnificent views of the surrounding countryside.



Accommodation comprises of; sittingroom, kitchen, utility, 3 bedrooms, bathroom and shower room. Viewing of this magnificent home comes highly recommended.

Features:

Oil fired central heating.

DG UPVC & DG timber windows.

Mains Water.

Septic Tank Sewerage.

C. 0.7 St. Acre Site.

BER C2.

Rooms:

Sittingroom

With feature fireplace and solid fuel stove. Oak floor.
Exposed decorative stone work.

14'0" (4.27m) x 14'0" (4.27m)

Downstairs Bedroom

With laminated wooden floor

13'7" (4.14m) x 10'0" (3.05m)

Utility Room

Tiled Floor, fitted units, stainless steel sink, plumbed for washing machine

8'0" (2.44m) x 3'9" (1.14m)

Bathroom

With tiled floor, wash hand basin, bath & toilet

8'0" (2.44m) x 5'6" (1.68m)



Kitchen

With tiled floor & splash back, fitted units.
Recessed lighting

14'0" (4.27m) x 12'4" (3.76m)



Rear Porch

With wooden floor

7'0" (2.13m) x 7'0" (2.13m)

Upstairs - Large Landing

With solid wooden floor

14'9" (4.5m) x 9'10" (3m)



Upstairs - Bedroom No 1

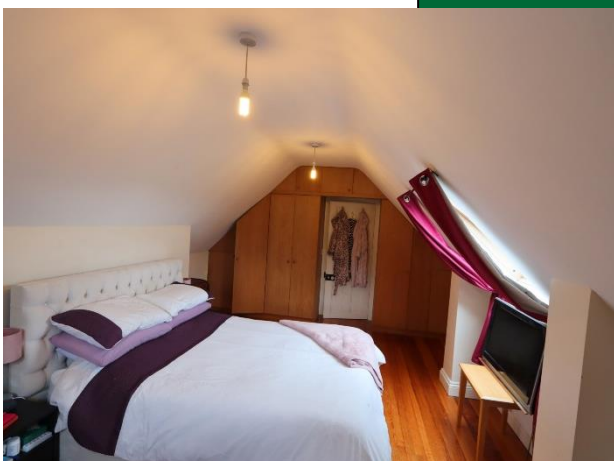
With solid wooden floor and built in wardrobe

15'0" (4.57m) x 12'3" (3.73m)

Upstairs - Shower Room

With wash hand basin, Triton T90 sr shower & toilet

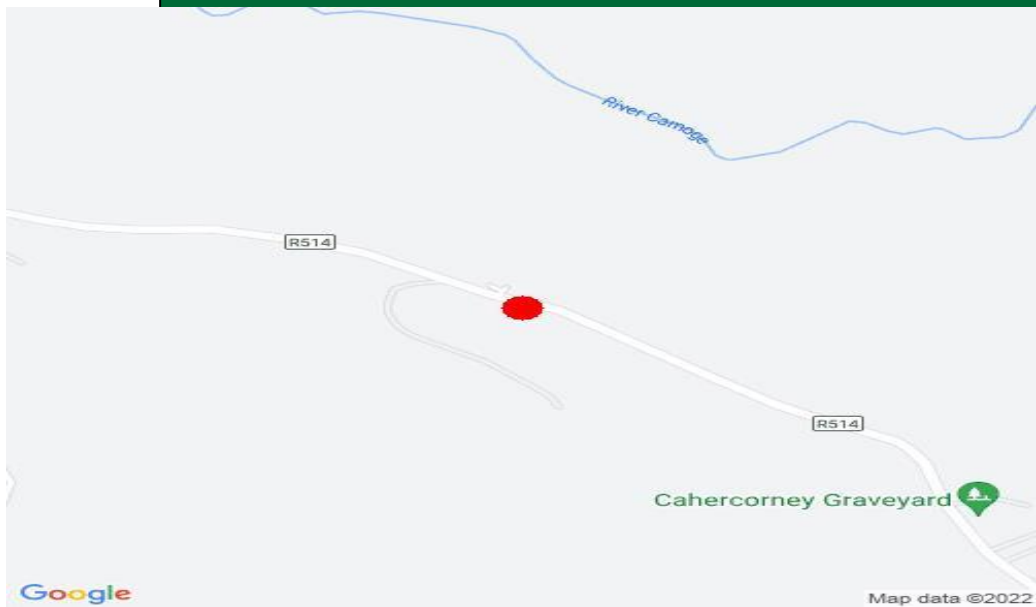
9'5" (2.87m) x 8'0" (2.44m)



Upstairs - Bedroom No 2

With built in wardrobe and solid wooden floor

19'0" (5.79m) x 12'6" (3.81m)



Directions:

From Limerick, take the Bruff road, proceed through Ballyneety, turn left at Scanlons shop, proceed for 4.7 KM the property is located on the left hand side. Co-ordinates 52.531898, -8.503256 or alternatively use Eircode: V35 N250.

Agent Information

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