



144 The Grange, Raheen, Limerick



Guide Price

€390,000



GVM announce to the market an idyllic and beautifully presented four bedroom two storey detached residence situated in this much sought after and hugely popular and established development, enjoying bright, spacious and well laid out living and bedroom accommodation.



This wonderful home is set in a quiet and established cul de sac of all semi detached houses, yet is within strolling distance of the abundance of amenities that Dooradoyle offers including The Crescent Shopping Centre, University Hospital Limerick, Raheen Industrial Estate, local Primary & Secondary Schools and an array of fantastic local sporting facilities.

Limerick City and the nearby Motorway are also easily accessible. The location really is absolutely second to none. For those in search of a forever home inspection of this very desirable property is very highly recommended.

Rooms:

Entrance hallway

Tiled flooring.

Sitting room

Bay window. TV point. Open fireplace. Timber flooring.
4.04m (13'3") x 5.02m (16'6")



TV room

Laminated flooring. TV point. TV point.
2.07m (6'9") x 5.08m (16'8")

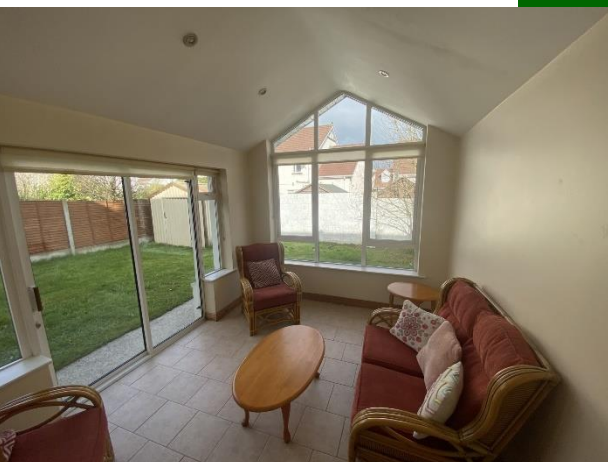


Kitchen / Dining room

Fully fitted kitchen. Tiled flooring. Built in oven
3.02m (9'11") x 6.05m (19'10")

Utility

Fully plumbed. Tiled flooring.
1.09m (3'7") x 2.09m (6'10")



Toilet and whb

Fully tiled
2.05m (6'9") x 1.03m (3'5")

Sunroom

Tiled flooring. TV point. Recess lighting.
3m (9'10") x 4.02m (13'2")



Bedroom 1

Double room. Timber flooring.

Ensuite :- Fully tiled

5.05m (16'7") x 3m (9'10")

Bedroom 2

Double room. Tiled flooring. TV point. Built in wardrobes.

3m (9'10") x 3.08m (10'1")



Bedroom 3

Double room. Built in wardrobes. TV point.

Ensuite :- Fully tiled with electric.

4.01m (13'2") x 4.01m (13'2")

Bedroom 4

Single room . Timber flooring

2.08m (6'10") x 2.09m (6'10")



Bathroom

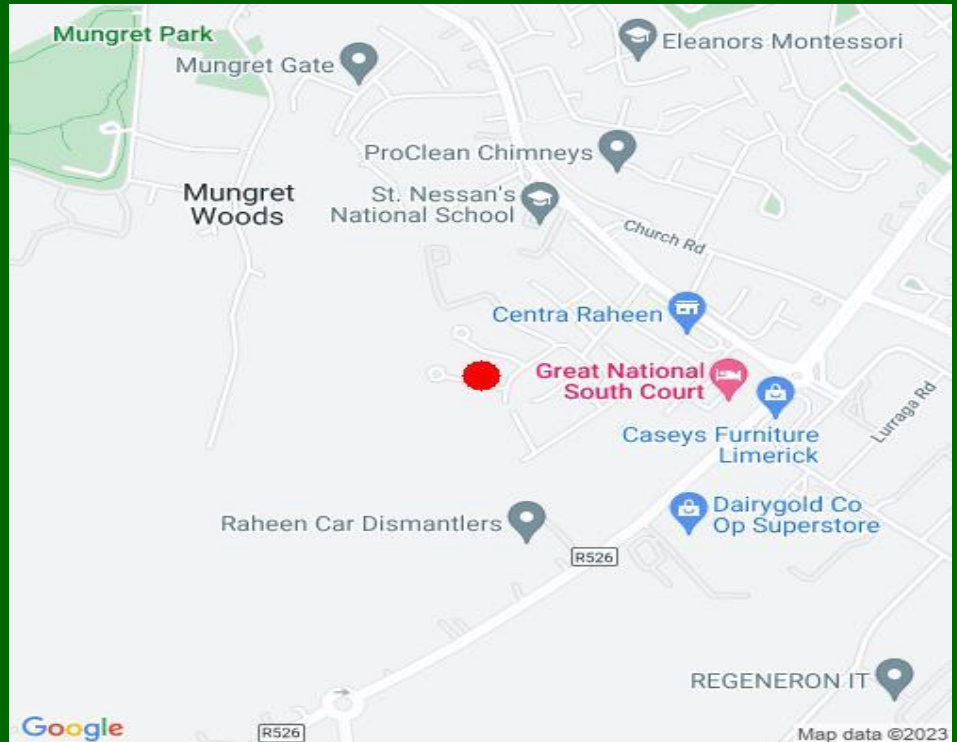
Fully tiled. Triton electric shower.

2.01m (6'7") x 2.04m (6'8")

Features:

- Gas fired central heating
- 2 ensuite bedrooms
- Walking distance to all amenities
- Fibre Broadband
- Very well proportioned living and bedroom accommodation
- Established and quiet cul de sac
- Double driveway
- Extended conservatory to the rear
- Good off street parking for two cars
- Hugely popular development





Property Directions:

Enter Eircode V94WC6C to your mobile device to bring you straight to the door of this property.

Agent Information:

Contact :- John O' Connell Mobile :- 087-6470746

Email :- johnoconnell@gvm.ie



Limerick Office

25-26 Glentworth St,
Co. Limerick,
V94T6C9

Phone: (061)413522

Email: limerick@gvm.ie

Killmallock Office

Head Office,
Railway Road,
Killmallock,
Co. Limerick

Phone: (063)98555

Email:
kilamllock@gvm.ie

Tullamore Office

GVM Mart,
Arden Road,
Tullamore,
Co. Offaly

Phone: (057)9321196

Email:
tullamoreproperty@gvm.ie



PSRA Number: 002030