



27 Glendale Lawn, Old Singland Road,
Ballysimon, Limerick
V94 YRC3



Guide Price
€295,000



GVM present to the market this beautifully appointed and charming four bedroom semi detached residence situated in this hugely popular, established and very convenient location which is within just 20 minutes walk of the city centre and immediately adjacent to such amenities as Childers Road Retail Park, Parkway Shopping Centre, Claughaun GAA Club, the new Bon Secours Private Hospital, Educate Together Secondary School and St Bridgets Primary School. Public transport is also readily available together with easy access to the Motorway.



This property has been maintained to a very high standard offering very well proportioned and bright living and bedroom accommodation. No 27 also enjoys extensive off street parking with a deep and spacious front driveway. This fantastic property also benefits from a substantial garden to both the side and rear. An ideal home for first time buyers, right sizers or investors. Inspection of this home which is truly in turnkey condition is very highly recommended.



Rooms:

Entrance Hall

Bright and inviting

1.09m (3'7") x 4.05m (13'3")

Kitchen/Dining room

Open plan kitchen dining room

Double door leading to rear garden

Tiled floor

3.03m (9'11") x 6.01m (19'9")



Utility room

Plumbed

1.01m (3'4") x 1.07m (3'6")

Downstairs wc & whb

1.07m (3'6") x 1.05m (3'5")



Downstairs bedroom

Double room.

Laminate floor

2.06m (6'9") x 5m (16'5")

Bedroom 2

Single. Laminate floor

2.07m (6'9") x 2.05m (6'9")



Bedroom 3

Double room. Laminate floor

3.04m (10'0") x 3.06m (10'0")



Bedroom 4

Double

Laminate floor

En-Suite (2.4 x 1.6)

3.05m (10'0") x 3.06m (10'0")

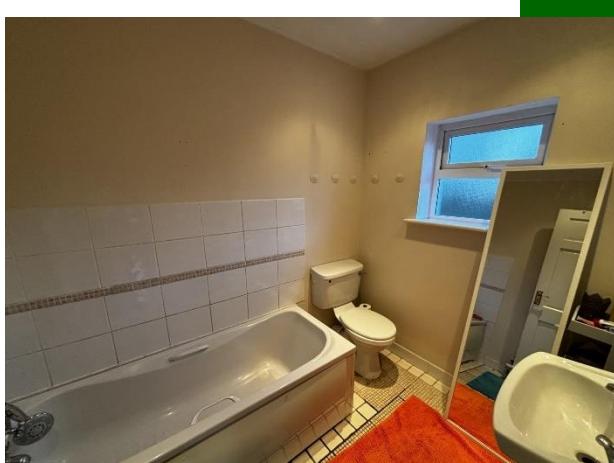
Fully fitted and tiled main bathroom

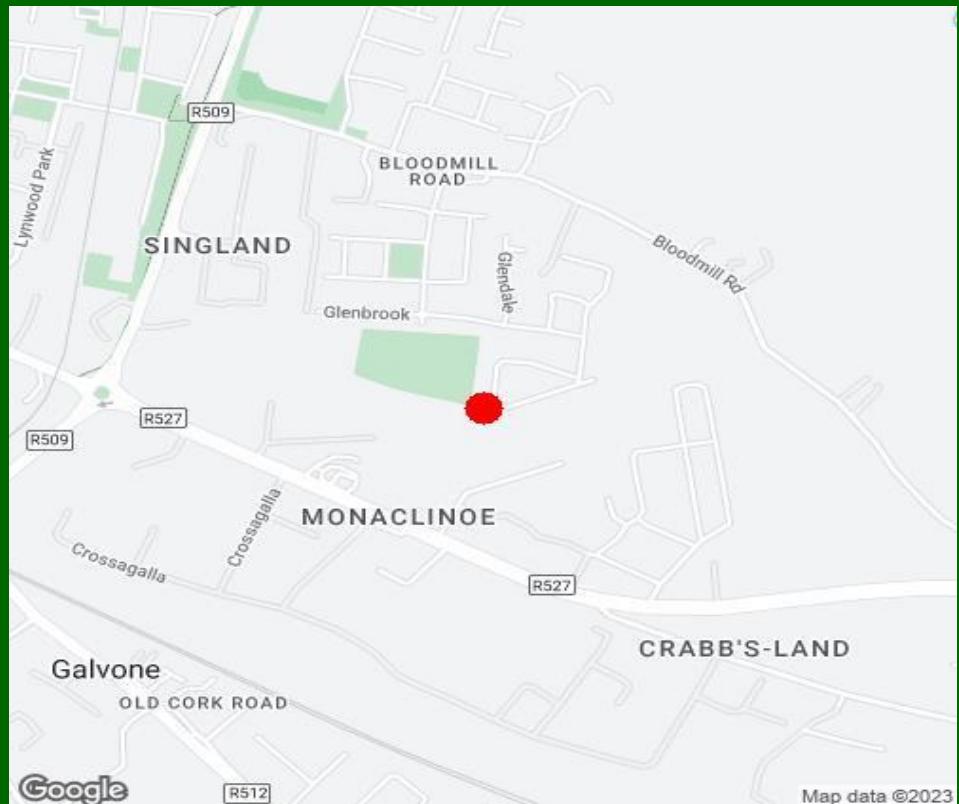
2.04m (6'8") x 1.09m (3'7")



Features:

- Gas fired central heating
- Extensive side and rear garden
- Overlooking a green area to the front
- Double glazed UPVC windows
- Short walk to Childers Road Retail Park
- Well portioned living and bedroom space
- Double driveway
- Easy access to public transport
- Attractive price point





Property Directions:

Enter Eircode V94YRC3 to your mobile device to bring you straight to this property

Agent Information:

Contact Paul Crosse

Mobile 087-2026886

Email :- Johnoconnell@gvm.ie

Disclaimer

These particulars do not form any contract and are for guidance purposes only. Computer generated images, maps and plans are not drawn to scale and measurements are approximate and for guidance only. Intending purchasers must satisfy themselves as to the accuracy of detail given to them verbally or as part of this brochure. Such information is given in good faith and believed to be correct. However neither the vendor nor their agents shall be held liable for any inaccuracies therein.

Limerick Office

25-26 Glentworth St,
Co. Limerick,
V94WE12

Phone: (061)413522

GVM
AUCTIONEERS

Kilmallock Office

Head Office,
Railway Road,
Kilmallock,
Co. Limerick

Email: limerick@gvm.ie

Tullamore Office

GVM Mart,
Arden Road,
Tullamore,
Co. Offaly

Phone: (063)98555

Email: kilmallock@gvm.ie

Phone: (057)9321196

Email: tullamoreproperty@gvm.ie