

For Sale

By Private Treaty

Guide Price

€360,000



53 Drumaconn, Cornamaddy
Athlone, Co. Westmeath, N37 P9H0



Description

Mark Nestor Property Services are delighted to present this spacious four-bedroom home to the market, located in the ever-popular Drumaconn Development, just 5 minutes' drive from Athlone Town Centre.

Perfectly positioned with the M6 motorway only 2 minutes away, the property offers excellent connectivity while being within easy reach of local schools, restaurants, shops and amenities – making it an ideal choice for families.

Accommodation is thoughtfully laid out over three floors. On the ground floor, a welcoming hallway leads to a dual-aspect sitting room with a feature stove, creating a warm and inviting living space. A large kitchen/dining area lies to the rear, complete with patio doors opening directly onto the enclosed private garden – ideal for entertaining or family living. A convenient guest WC completes the ground floor.

The first floor hosts three generously sized bedrooms, one of which benefits from an en-suite, in addition to a well-appointed main family bathroom. Rising to the top floor, the attic has been converted to provide a fourth bedroom, complete with ensuite, perfect for use as a home office, guest room or additional storage.

Externally, the property enjoys an enclosed and private rear garden, perfect for children and family life.

Additional features include an energy-efficient air-to-water heating system alongside a solid-fuel stove, offering both comfort and sustainability.

Located in a safe and family-friendly neighbourhood, this home presents an excellent opportunity to acquire a modern, well-located property in one of Athlone's most desirable addresses.

Location

Perfectly positioned with the M6 motorway only 2 minutes away, the property offers excellent connectivity while being within easy reach of local schools, restaurants, shops and amenities – making it an ideal choice for families.

Features

- Prime location in Drumaconn, just 5 minutes from Athlone Town Centre
- Excellent connectivity – M6 Motorway only 2 minutes away
- Spacious dual-aspect sitting room with feature stove
- Bright kitchen/dining area with patio doors to rear garden
- Guest WC on ground floor and Three bedrooms on the first floor – two en-suite plus main family bathroom
- Converted attic providing fourth bedroom/home office/storage
- Air-to-water heating system and solid-fuel stove for efficiency and comfort
- Enclosed private rear garden – safe and family-friendly
- Situated in a well-regarded, child-friendly residential area







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