



242 Bloomfield, Monaleen, Castletroy,
Limerick



Guide Price €595,000



GVM Auctioneers are delighted to bring to the market a beautifully appointed 5 bedroom detached residence, located on the front row and situated in a one of Castletroy's most sought after and established developments. Constructed by renowned developer Clancy Homes just 5 years ago, this stunningly attractive home is presented in pristine condition with many high end and bespoke fixtures and fittings. No 242 is positioned in a quite and leafy cul-de-sac with a good aspect making this an ideal opportunity for discerning purchases to acquire your dream and forever home.



This is really a blue chip location under pinned by proximity to The University of Limerick, Castletroy College and Monaleen Primary School, Newtown Recreation Park and the Greenway, great Restaurants, Coffee Shops together with wonderful sporting amenities including Castletroy Golf Club, Monaleen GAA, Ashling FC and UL Bohs RFC. There is also easy access also to the nearby Motorway. Newtown Shopping Centre is also on your doorstep.

On entering this magnificent home you are met with a large and welcoming tiled hallway with guest wc off. The living room is beautifully presented again featuring a tiled floor with a feature fireplace and a solid fuel burning stove. There are double doors leading to a sleek and modern kitchen cum dining with integrated appliances and with patio doors to a sun drenched rear garden. This space is both stylish and practical. There is a plumbed utility off and a spacious family room overlooking the front garden. Upstairs there are five good sized bedrooms (2 en suite) and a tiled main bathroom. Gas fired central heating system and double glazed UPVC windows. Cobbled driveway with space for two cars. Enclosed and sun drenched rear garden. This property is very much in turnkey condition. Inspection is very highly recommended.

Rooms:

Entrance hallway

Bright and inviting with tiled flooring and guest wc off.
2.0 X 2.0 - 2.01m (6'7") x 5.04m (16'6")

Lounge A bright and spacious room overlooking the front garden. Feature fireplace with solid fuel stove. Bay window. Double doors to dining area

6.03m (19'9") x 4.01m (13'2")

Kitchen/dining Very spacious and practical with generous floor and eye level presses. Integrated appliances. Tiled flooring. Double doors to enclosed rear garden 6m (19'8") x 3.06m (10'0")

Family room/office/study/downstairs bedroom

Good sized room overlooking the front garden
5.06m (16'7") x 3m (9'10")

Utility



Plumbed. Built in units and gas boiler

2.05m (6'9") x 2.02m (6'8")

Bedroom 1 Master with laminate flooring. Built in wardrobes. Fitted en suite off 1.9 X 1.9

5.08m (16'8") x 3m (9'10")

Bedroom 2 Single with laminate flooring

2.09m (6'10") x 2.06m (6'9")



Bedroom 3 Double with laminate flooring and built in wardrobes 3.03m (9'11") x 3.01m (9'11")

Bedroom 4 Double with built in wardrobes. En suite off 1.8 X 1.8

Bedroom 5 Double with laminate flooring

3m (9'10") x 2.07m (6'9")

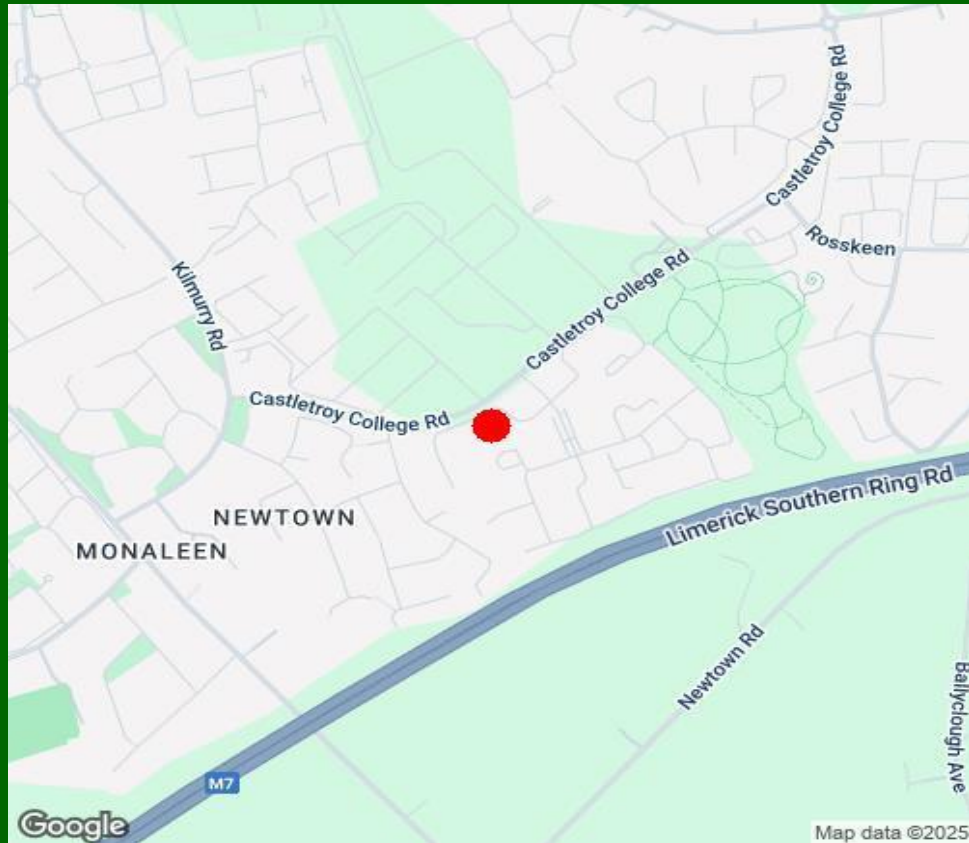


Feature landing area and hotpress

Features:

- Recently redecorated
- Double glazed UPVC windows
- Gas fired central heating system
- Good energy rating B3
- Mature and spacious front and rear gardens
- Great local walks and cycle lanes on the nearby Greenway and Recreation Park
- This home oozes location location location
- Bright, spacious and well proportioned living and bedroom accommodation
- All amenities at your doorstep including a half hourly bus service (304A)
- Sensible price point





Property Directions:

Enter Eircode V94 WT2D in your mobile device. GVM sign erected.

Agent Information:

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Disclaimer

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