

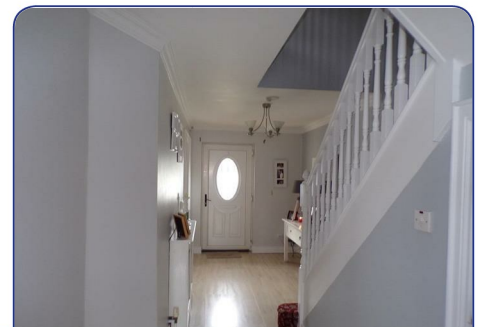
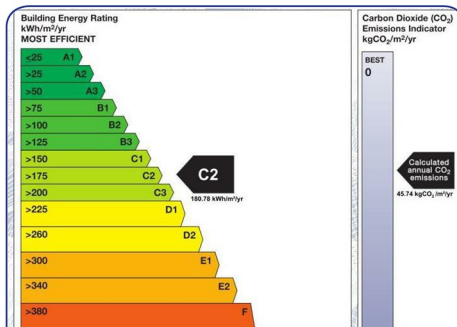
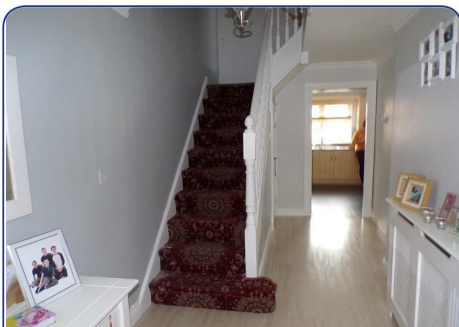
€140,000

FOR SALE



110 Ashlea Grove, Killea,

- SEMI DETACHED HOUSE
- OIL FIRED CENTRAL HEATING
- PVC DOUBLE GLAZED WINDOWS
- PVC FRONT & FRENCH DOORS
- CUL DE SAC LOCATION
- BER RATING C2



## ACCOMMODATION

### HALL

Having understairs storage, laminated wooden floor.

### LOUNGE

16'4" x 13'6" (4.98m x 4.11m)

Having attractive fireplace, ceiling cornicing, laminated wooden floor.

### KITCHEN

20'11" x 11'3" (6.38m x 3.43m)

Having range of eye and low level units, matching pelmet over window, 1 1/2 bowl stainless steel sink unit with mixer taps, tiling between units, gas hob, electric underoven, stainless steel extractor hood, plumbed for dishwasher, tiling floor, ample dining space with French doors.

### UTILITY ROOM

Having sink unit, plumbed for washing machine, tiled floor.

### DOWNSTAIRS WHB & WC

Having tiled floor.

### FIRST FLOOR

Landing having hotpress.

### MASTER BEDROOM (1)

12'8" x 12'5" (3.86m x 3.78m)

### EN SUITE

Comprising of tiled walk in shower, WHB, WC, tiled floor.

### BEDROOM (2)

12'2" x 8'10" (3.71m x 2.69m)

Having laminated wooden floor.

### BEDROOM (3)

11'6" x 8'6" (3.51m x 2.59m)

### BEDROOM (4)

9'7" x 8'8" (2.92m x 2.64m)

### BATHROOM

Comprising of tiled walk in shower, bath, WHB, WC, laminated wooden floor.

### EXTERIOR FEATURES

Neat lawns to front & rear.

Tarmac driveway.

Enclosed to rear by fence and gate.

Decked patio area to side and rear.

**Agent: Daniel Henry (Donegal)**

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