

FOR SALE

No. 18 Gleann Aras Drive, Grenagh, Co Cork
T23 CC1P



Paul O'Driscoll Auctioneer is delighted to bring to the market this well-appointed 3 bedroomed two storey mid-terraced residence. Gleann Aras Drive is in a hugely popular development on the edge of the village of Grenagh. The property extends to approximately 990 sq feet over two floors with walled in rear yard and open concrete driveway to the front.

Viewing of this property is highly recommended by selling agent.

ACCOMMODATION

Entrance Hall: (19ft x 6ft)

Spacious entrance hall. Tiled Flooring. Radiator. Solid teak door with glass side panel.

Under stairs guest toilet with wash hand basin, tiled floor and walls partly tiled.

Sitting room: (11ft 2 x 14ft 4)

Timber flooring. Radiator. 1 large window. Electric fire mounted on wall.

Kitchen cum Dining:

Kitchen area: (8ft 3 x 15ft)

Tiled flooring. Fully fitted wall and floor units. Stainless steel sink with drainer (hot and cold). Tiled splashback. 1 Window. Fitted extractor fan. Plumbed for washing machine.

Dining area: (12ft 9 x 9ft 8)

Tiled flooring. Radiator. Sliding patio door leading to rear garden which is fully laid out in patio slabs.

Spacious stairs and landing.

Carpeted stairs and timber flooring on landing. Hot press with built in shelving and dual immersion.

Bedroom 1: (9ft 7 x 10ft 5)

Timber flooring. Radiator. 1 large window.

Ensuite: (7ft 6 x 3ft 3)

Fully tiled ensuite with toilet, walk in shower unit with electric shower and wash hand basin. Radiator.

Bedroom 2: (12ft 7 x 9ft 8)

Timber flooring. Radiator. Window.

Bedroom 3: (7ft 2 x 12ft 4)

Timber flooring. Radiator. Window.

Bathroom: (7ft 2 x 6ft 4)

Fully tiled bathroom walls and floor. Toilet, wash hand basin and bath. Radiator. Window.

OUTSIDE

Walled in rear garden fully paved in patio slabs.
Large open concrete driveway to the front of the residence.

SERVICES

Mains water
Mains sewage
Oil fired central heating

FEATURES

Excellent location.
Spacious family home.
Within walking distance of all amenities.
Building Energy Rating (BER) B3

SALE PRICE

€225,000

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