



Gulladuff, Moville, Moville



Price €180,000

WELL FINISHED CONTEMPORARY 4 BEDROOM 1 ½ STOREY HOUSE
(c1800 sq ft) ON ROADSIDE c0.5 ACRE SITE CLOSE TO TOWN



This uniquely finished 4 bedroom house stands at Gulladuff less than 1 mile from Moville town centre. The newly built property of (c1800 sq ft) has solid oak internal floors, sash type double glazed windows, dual central heating (oil fired and stove) ,contemporary kitchen and is plumbed for easy conversion to solar panel making it an ideal family residence in this popular & scenic area.

Features

4 panel white internal doors with chrome handles
bespoke contemporary hand painted kitchen
solid oak internal floors
sash style double glazed windows
double fronted stove which heats the radiators
currently dual central heating but plumbed for easy conversion to solar panel
c0.5 acre site
less than 1 mile from Moville town centre

GROUND FLOOR entrance hallway 7'0" (2.13m) x 19'0" (5.79m)

Enter property over concrete disabled ramp at the front into entrance hallway with solid oak floor

living room 15'3" (4.65m) x 15'6" (4.72m)

front facing with solid

open plan kitchen/dining room 27'3" (8.31m) x 13'10" (4.22m)

front, side and rear facing with walnut veneer wooden floor, down lighters in ceiling, bespoke hand painted kitchen with chrome handles, integrated fridge freezer, walnut work units, freestanding electric cooker and extractor fan, 1 ½ sink and freestanding dishwasher

rear porch/utility 6'3" (1.9m) x 8'5" (2.57m)

beige tiled floor, washing machine and tumble dryer, hand painted units with walnut worktop

w.c. 4'8" (1.42m) x 7'7" (2.31m)

rear facing with tiled floor

bedroom 1 15'0" (4.57m) x 11'10" (3.61m)

rear facing with walnut floor, en suite (3'9 x 9') rear facing with tiled floor and recessed shower, tiled floor, wash hand basin and w.c.

FIRST FLOOR staircase

white balustrades and mahogany hand rail carpeted leading to:

first floor landing 15'5" (4.7m) x 4'10" (1.47m)

carpeted

bedroom 2 13'10" (4.22m) x 14'2" (4.32m)

front facing to front velux with two front velux windows

bedroom 3 14'1" (4.29m) x 13'0" (3.96m)

rear facing with two rear velux windows

walk in storage cupboard 5'0" (1.52m) x 5'7" (1.7m)

walk in hotpress 6'0" (1.83m) x 5'0" (1.52m)

shelved, including the hot water tank.

