



New Road, Clondoogan, Summerhill, Co. Meath A83 K163

€420,000





**Raymond
Potterton**





Raymond Potterton & Co are delighted to present this impressive bungalow just outside the charming Summerhill Village, set on a private 0.56-acre site.



New Road, Clondoogan, Summerhill, Co. Meath

 1561.00 sq ft

 4 Bedrooms

 3 Bathrooms

INTRODUCTION

The property enjoys a truly unbeatable location, offering the tranquillity and beauty of the countryside while being just minutes from the village and within easy reach of Dublin via the M3 & M4.

Built to an excellent standard, this family home boasts bright, spacious interiors designed for modern living.

Accommodation includes an inviting entrance hall, a large, light-filled reception room, a kitchen, a dining room, four generously sized bedrooms, with the master featuring an ensuite, and a family bathroom. Additionally, a versatile multi-purpose space with toilet adds further potential for a variety of uses.

This home has garnered significant interest due to its prime location, close to Summerhill and Trim, with convenient access to Dublin.

In addition, the property is surrounded by excellent local amenities including top-rated schools, sports clubs, and a variety of shops, making it the perfect choice for families seeking a blend of rural and urban convenience.

Accommodation includes Entrance Hall, Lounge, Kitchen, Dining Room, 4 Bedrooms (Master Bedroom Ensuite) and Family Bathroom.





FIXTURES & FITTINGS

The sale includes all flooring, blinds, light fittings, oven & hob.



ACCOMMODATION

Entrance Hall

34'8" x 10'3"

With wooden flooring and carpet.

Lounge

13'9" x 17'2"

With wooden flooring, open fire, blinds and curtains.

Kitchen

11'3" x 13'3"

With tiled flooring, built in wall and floor units, oven, hob, extractor fan and fridge/freezer.

Dining Room

9'4" x 13'3"

With wooden flooring and curtains.

Family Bathroom

7'0" x 10'4"

With tiled flooring, w.c and w.h.b.

Bedroom 1

9'5" x 11'0"

With carpet, built in wardrobes and curtains.

Ensuite

5'8" x 7'7"

With tiled flooring, w.c, w.h.b and shower.

Bedroom 2

9'7" x 13'5"

With wooden flooring, open fire and curtains.

Bedroom 3

9'7" x 11'1"

With carpet, built in wardrobes and curtains.

Bedroom 4

7'8" x 9'5"

With laminate flooring, blinds and curtains.

Multipurpose Room / Garage

10'5" x 18'0"

w.c.

3'7" x 11'1"

FEATURES

- Mature Private Site
- Stunning property
- Mains Water
- Septic Tank
- OFCH
- Spacious living accommodation
- Stunning gardens with manicured lawns & hedgerow

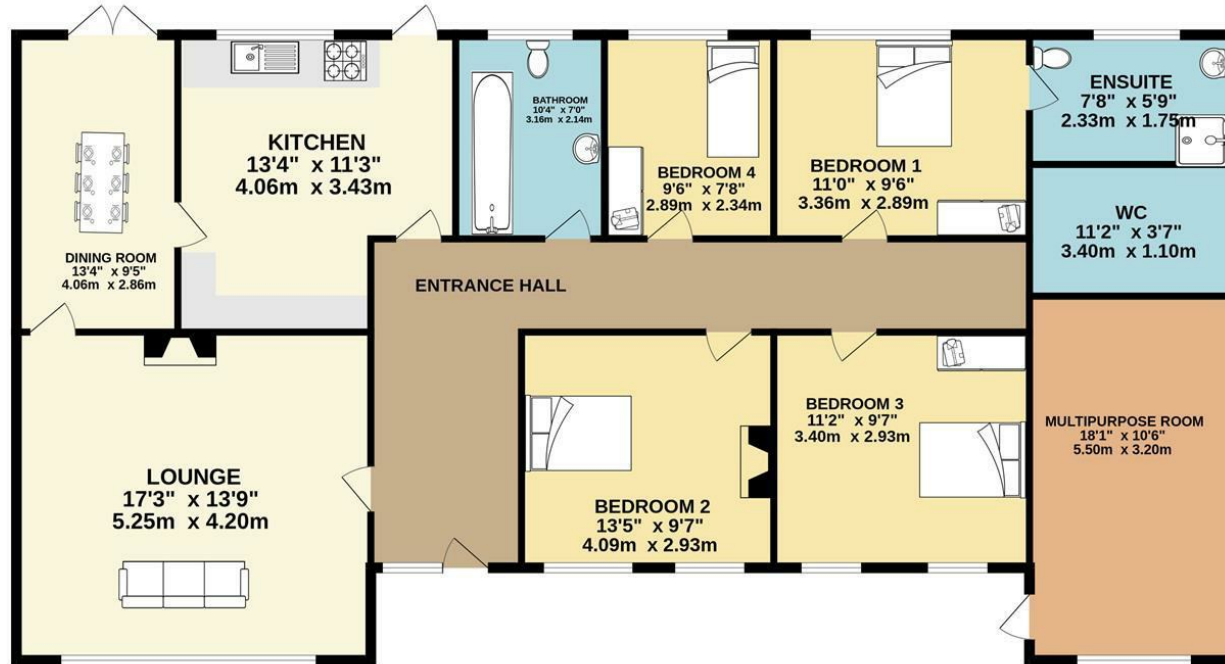
DIRECTION

Eircode: A83 K163



FLOOR PLAN

GROUND FLOOR



TOTAL FLOOR AREA: 1561sq.ft. (145.0 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.

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