



ROBINSON

ESTATE AGENTS

SPRINGFIELD, DRUMORE, LETTERKENNY, CO DONEGAL



FIVE BEDROOM BUNGALOW ON c. 1.1ACRE

This 5-bedroom bungalow is situated on an elevated site overlooking Lough Swilly. The spacious site extends to 1.1 Acres and the property is situated just 3km from the centre of Letterkenny.

The Property is suitable for owner occupiers or first-time buyers.

ACCOMMODATION:

Kitchen, Living Room, Dining Room, Sunroom, Utility, Hallway 3 Bedrooms & Bathroom, 2 Attic Bedrooms, Storage Room, Integrated Garage.

BER Certificate No.: 117645366

ASKING PRICE: €295,000

PSRA Licence No.002682

Ref No. L482



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30 Port Road Letterkenny Donegal / Main Street Dunfanaghy Donegal

T. 074 91 20990 www.robinsonestateagents.ie E. enquiries@robinsonestateagents.ie

UTILITY ROOM: (2.83m x 1.8m)

- Washing Machine
- Fridge Freezer



KITCHEN (4.4m x 2.83m)

- Oak Walls and Floor Units
- Tiled between Units
- Freestanding Electric Oven and Hob
- Tiled between Units
- Vinyl Floor Covering

LIVING ROOM: (4.28m x 3.65m)

- Carpet Floor
- Wooden Fireplace with Tiled Hearth
- Stanley Solid Fuel Stove



DINING ROOM: (3.8m x 3.93m)

- Vinyl Floor Covering

SUNROOM: (3.56m x 1.44m)

- Vinyl Floor Covering



HALLWAY: (2.24m x 4.89m)

- Tiled at Entrance
- Vinyl Floor Covering

INTEGRATED GARAGE: (5.29m x 3.1m)

STORAGE ROOM : (1.2m x 3.1m)



BATHROOM: (1.82m x 1.97m)

- W.C. Handbasin Bath/Shower
- Fully Tiled
- Heated Towel Rail



BEDROOM 1: (4.28m x 3.67m)

- Carpeted Floor
- Built in Wardrobe



BEDROOM 2: (3.67m x 3.05m)

- Carpeted Floor
- Includes Hand Basin

BEDROOM 3: (2.44m x 3.67m)

- Carpeted Floor

FIRST FLOOR:

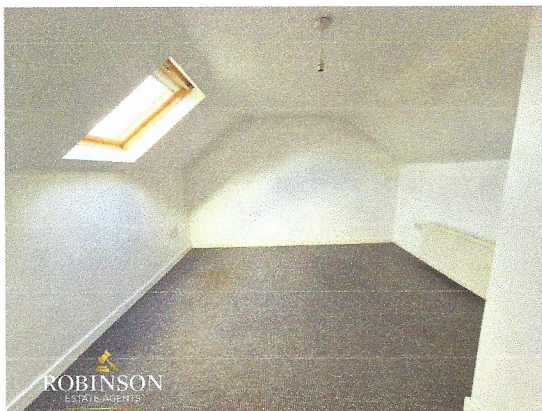
ATTIC BEDROOM 1: (3.6m x 5.56m)

- Carpeted Floor
- Includes En-Suite with W.C. Handbasin and Shower
- Walk-in Wardrobe



ATTIC BEDROOM 2: (3.6m x 6.00m)

- Carpeted Floor
- Includes En-Suite with W.C. Handbasin and Shower
- Walk-in Wardrobe



VIEWING: Strictly by appointment only through Robinson Estate Agents (074) 9120990

This schedule was prepared on the 25th February 2025. While these particulars are believed to be correct they are intended for guidance only and do not form part of any agreement or contract.