

REA

GUNNE PROPERTY



MODERN TERRACED RESIDENCE 110 SQ M.

FOR SALE BY PRIVATE TREATY

NO. 9 ASCÁIL RÓIS,
MAGHERABOY ROAD,
CARRICKMACROSS,
A81 KH57.

AMV €260,000



DESCRIPTION

MODERN TERRACED RESIDENCE

A beautifully outfitted and presented terraced two storey energy efficient residence with side entrance to rear, situated in this small private estate along the Magheraboy Road, 800m from Carrickmacross, convenient to all amenities.

ACCOMMODATION

Hall: Tiled Floor

Sitting Room: (5.5m x 3.2m) Oak floor, Feature fireplace with solid fuel stove, Bay Window

Kitchen/Dining: (5.0m x 4.3m) Tiled Floor, Fitted Units, Integrated appliances.

Utility: (1.9m x 1.3m) Fitted units, plumbed for all appliances

WC: (1.9m x 1.4m)

1st Floor

Bedroom 1 with En Suite: (3.7m x 3.0m)

Carpet

Bedroom 2: (3.4m x 2.9m) Carpet

Bedroom 3: (3.3m x 2.7m) Carpet

Bedroom 4: (2.8m x 2.6m) Carpet

Bathroom: (2.8m x 1.8m) WC, WHB, Bath

FEATURES

- Main Services
- Rear enclosed concrete back yard with shed
- Side Access
- Gas Fired Under Floor Central Heating
- Alarm System
- Short walk to all amenities
- Excellent Broadband

DIRECTIONS

From Carrickmacross town centre take the Kingscourt road R179 for 400m, turn left along the Magheraboy Road, continue for 300m, turn left into Ascáil Róis estate.

VIEWING

Strictly by appointment with the sole Agents.

Contact Negotiator:

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Conditions to be noted:

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