

# For Sale

2 St. Kevins Terrace, Church Road,  
Castlerea, Co. Roscommon. F45 HR74  
| *Semi-Detached*



## Guide Price: Offers in Excess of €125,000

Attractive three bedroom semi-detached residence nestled in a prime location, offering both convenience and comfort, being just a stone's throw from Castlerea Train Station and within walking distance to all town amenities. This well maintained property benefits from off-street parking along with shed and large garden area to the rear.

Accommodation includes entrance hall, living room, kitchen, bathroom and three bedrooms

Viewing in strictly by appointment only.

**For further details, contact DNG Ivan Connaughton on 090-6663700**

## **Ground Floor**

### **Entrance Hall**

9'2" (2.79m) x 5'9" (1.75m)

### **Living Room**

9'8" (2.95m) x 13'2" (4.01m)

### **Kitchen**

15'3" (4.65m) x 10'6" (3.2m)

### **Bathroom**

9'1" (2.77m) x 6'10" (2.08m)

### **Downstairs Bedroom**

10'0" (3.05m) x 8'4" (2.54m)

## **First Floor**

### **Bedroom**

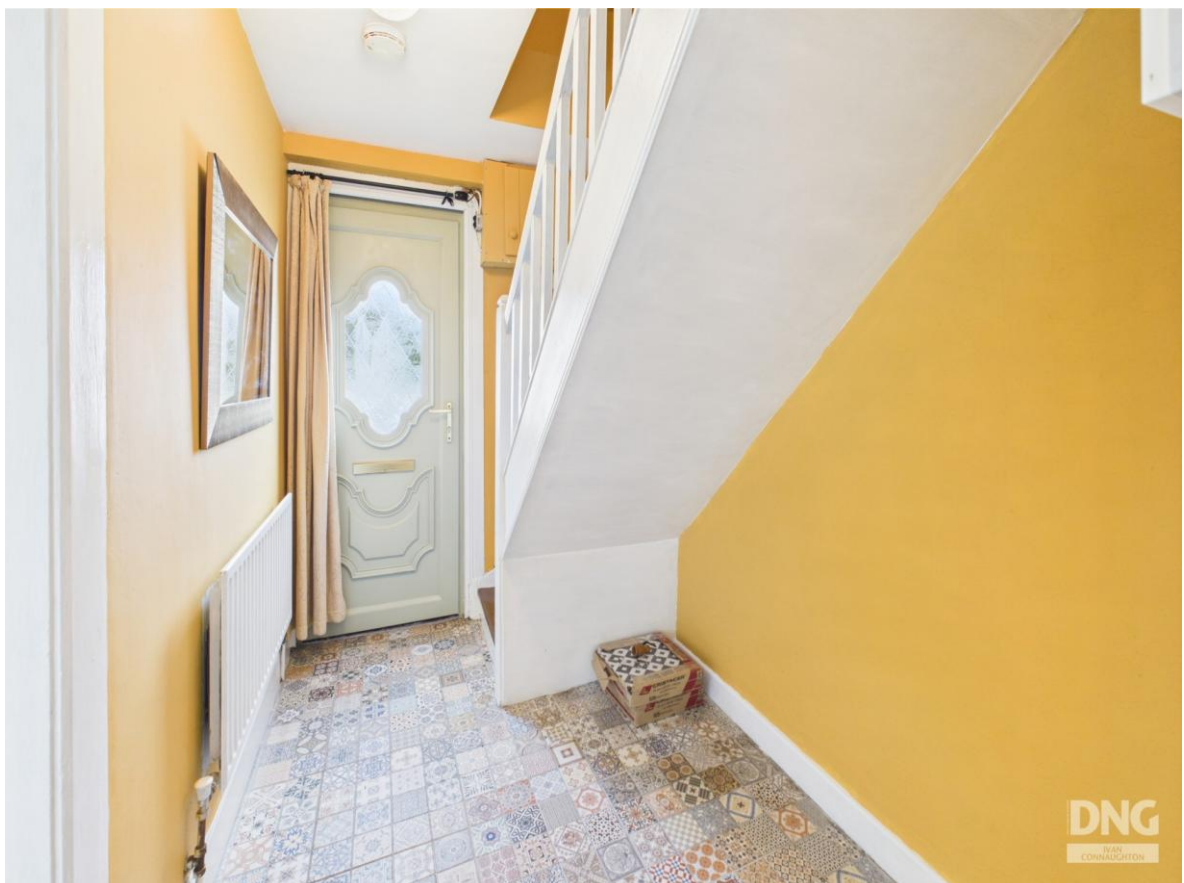
7'5" (2.26m) x 13'2" (4.01m)

### **Bedroom**

9'5" (2.87m) x 11'9" (3.58m)

## **Features:**

- Prime location
- Walking distance to train station & all town amenities
- Shed to rear c. 136 sq.ft.
- Laid lawns to front & rear
- Oil & solid fuel heating





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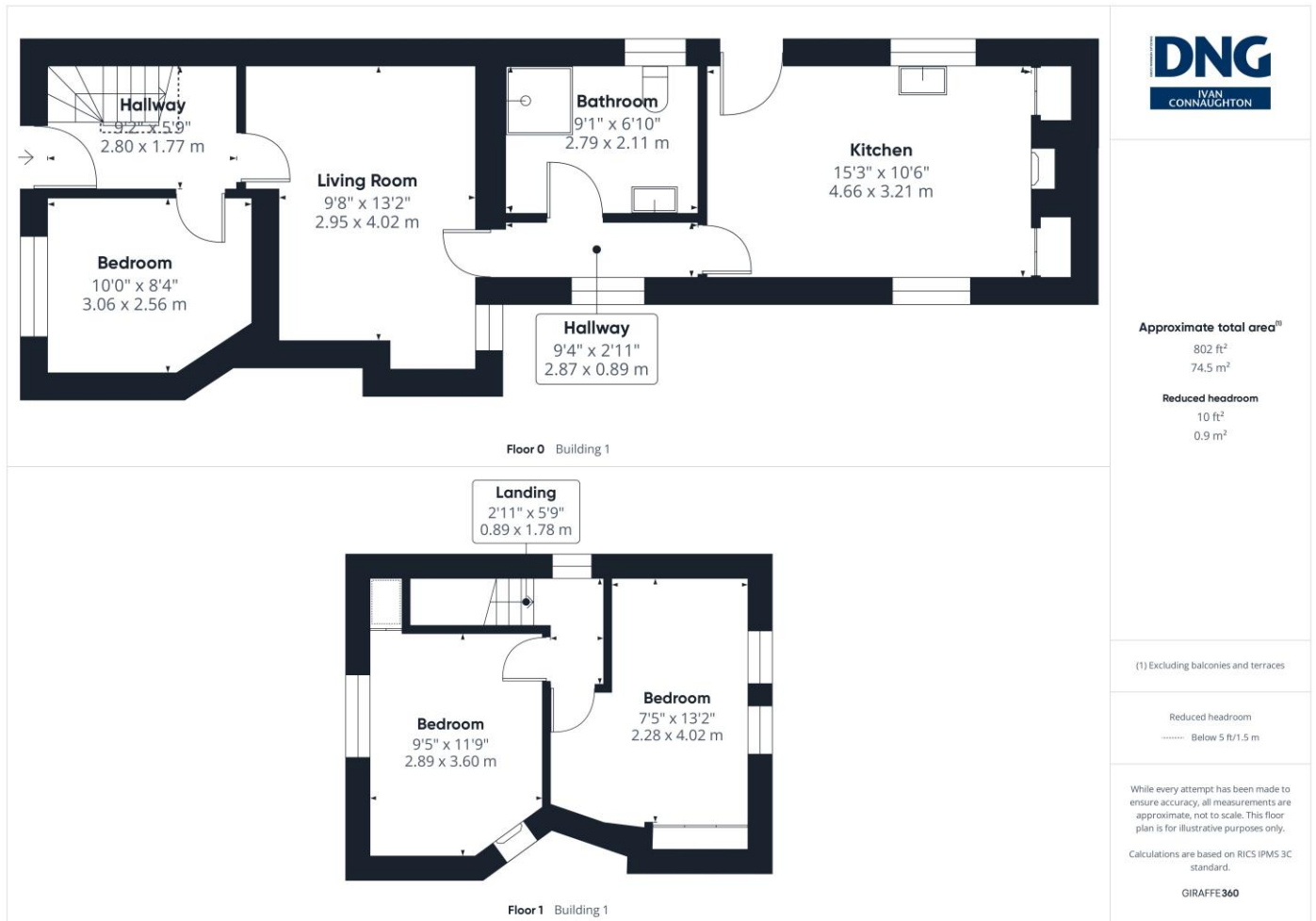


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