Millview House, Moore Street, Cappamore, Co. Limerick







Guide Price €350,000

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GVM Auctioneers are delighted to present this charming three-bedroom semi-detached residence, enjoying a wonderfully convenient location in the heart of Cappamore village, Co. Limerick.

Brimming with character, this appealing home has been thoughtfully renovated with considerable care and attention to detail. The improvements have been carried out sympathetically, respecting the charm and personality of the property while introducing the comfort and convenience of modern living. The result is a warm and welcoming home with a distinctive character that is evident throughout.



Bright, well-proportioned accommodation includes a modern fitted kitchen, spacious living areas and well appointed bedroom and bathroom facilities. The tasteful presentation complements the character of the house, creating an inviting setting equally suited to everyday living and entertaining.

Outside, a private, enclosed rear garden, accessed via a convenient side entrance, provides a pleasant retreat for relaxation, gardening and outdoor dining.



The location is a particular feature, with the amenities of Cappamore village within easy reach, including a well regarded local primary school, shops, sporting facilities, welcoming pubs and restaurants. Excellent secondary school at nearby Doon. Limerick City is approximately 20 minutes` drive away, with convenient access to the University of Limerick. For those who enjoy the outdoors, the nearby Clare Glens and Slieve Felim Way offer wonderful opportunities for walking and recreation amid beautiful countryside.



This is an excellent opportunity to acquire a home of enormous charm and character, where a carefully considered renovation has enhanced its appeal while remaining true to its personality. An ideal choice for first-time buyers, owner occupiers or anyone seeking a distinctive home in a welcoming village community.

Inspection is very highly recommended to fully appreciate the character, quality and attention to detail on offer.



Rooms:

Sitting room

Tiled flooring.

7.1m (23'4") x 4.3m (14'1")

Kitchen

Fully fitted kitchen.

5.7m (18'8") x 3.7m (12'2")

Shower room

Fully tiled.









3.2m (10'6") x 1.1m (3'7")

Downstairs bedroom/Office

Tiled flooring.

3.5m (11'6") x 2.8m (9'2")

Bedroom 1

Double bedroom.

5.3m (17'5") x 3.2m (10'6")

Shower room

Mira Electric shower.

2.2m (7'3") x 1.9m (6'3")

Bedroom 2

Carpet flooring. En Suite - 2.7m x 1.3m. Fully tiled.

4.4m (14'5") x 2.8m (9'2")

Bedroom 3

Carpet flooring.

3.9m (12'10") x 3m (9'10")

Features:

- Double glazed PVC windows
- Walking distance to local shops, school, pubs and restaurants
- Modernised throughout
- Bright and spacious living accommodation
- Convenient to the University of Limerick
- Approximately 20 minutes` drive from Limerick City
- Private enclosed rear garden
- 15 minutes to the Motorway



Property Directions:

Enter eircode V94 DY68 into your mobile device to direct you straight to this property.

Agent Information:

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Disclaimer

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