Abbeyville, Mannister, Croom,

Co. Limerick

€







Price €320,000

BER C

Charming Three Bedroom Cottage Style Residence with great Character and standing on a beautifully appointed Circa 0.5 st acre site.

GVM Auctioneers are delighted to introduce to the market this superb semi-detached, cottage style residence, standing on a beautifully appointed site extending to circa 0.5 acres. Set in a peaceful rural location, this property is just five minutes` drive from Croom and 20 minutes from Limerick City, with convenient access also to both Charleville and Cork City.



Extended and refurbished to a very high standard in recent years, this wonderful home retains its cottage charm while offering bright, comfortable accommodation.

The ground floor comprises a spacious front lounge, a fitted kitchen, a dining area overlooking the patio and rear garden, and a guest WC. Upstairs are three double bedrooms and a beautifully fitted main bathroom.



Features include oil-fired central heating, double glazed uPVC windows, a new BioCycle wastewater treatment unit, a private water well, a security alarm and an excellent BER rating of C. Good parking and circulation area.Large garden shed included. Manicured and private site complimented with mature shrubs and floral beds.

This is a charming home offers all the benefits of country living yet is within easy reach of amenities. Inspection is highly recommended.



Accommodation:



Lounge: 6.4 m × 4.7 m. Spacious reception room with solid wood flooring, a feature fireplace and staircase to the first floor.

Kitchen: 4.6 m × 3.2 m. Beautifully fitted Shrewsbury cream kitchen with tiled flooring and generous floor and eye-level units.

Dining area: 3.4 m × 3.3 m. Tiled flooring and patio doors opening onto the rear patio and garden.



Guest WC: 2.1 m × 1.0 m. Fully fitted and tiled, with WC and wash hand basin.

Landing: Spacious landing providing access to the bedrooms and main bathroom.

Bedroom 1: 4.7 m × 3.2 m. Spacious double bedroom.



Bedroom 2: 3.6 m × 3.3 m. Double bedroom.

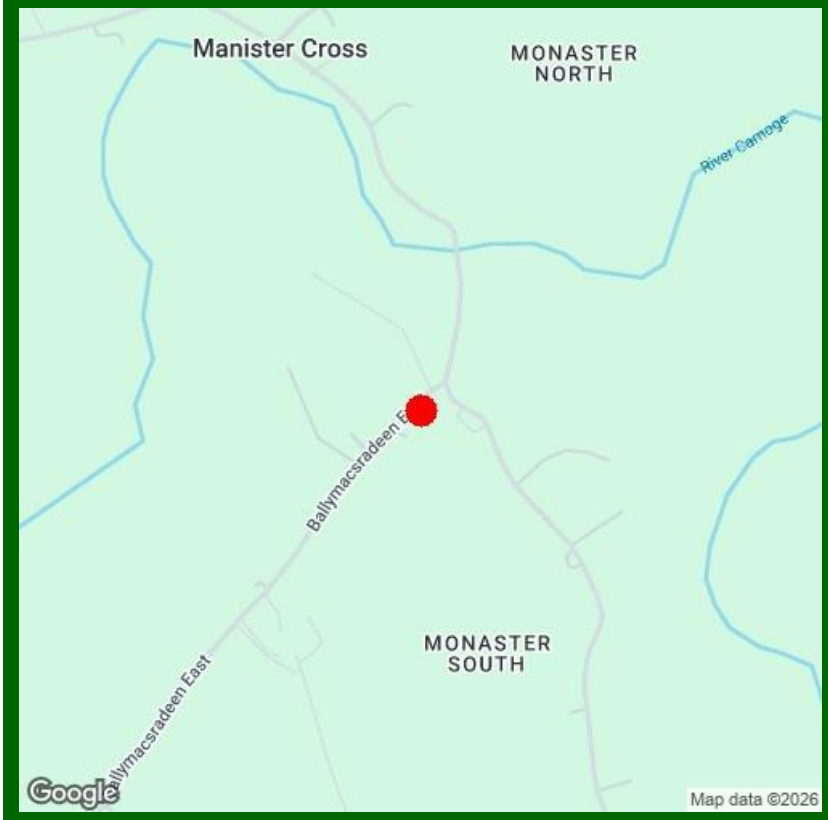
Bedroom 3: 3.6 m × 3.1 m. Double bedroom.

Main bathroom: Beautifully fitted and tiled, with modern finishes and attractive sanitary ware.



Inspection of this hugely attractive property is very highly recommended.





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Disclaimer

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