7 Maple Court, Kennedy Park, Limerick







Guide Price €198,000

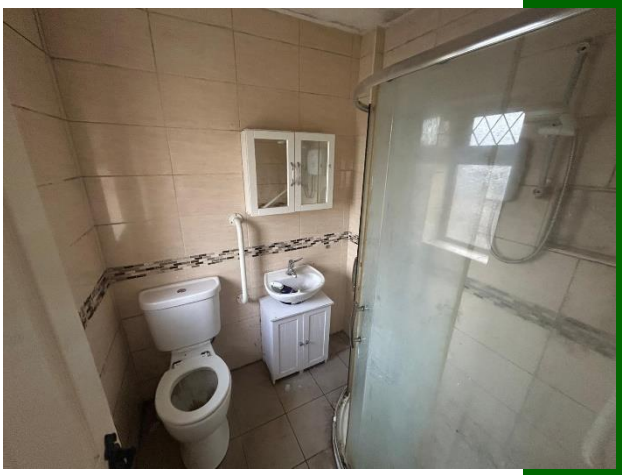
BER E1

GVM are delighted to announce to the market a two bedroom semi detached property located in this mature and very convenient residential development within walking distance of the city centre.There is also an excellent bus service on your doorstep. This compact and well maintained home is also in very close proximity to Roxboro Shopping Centre, Ballysimon Retail Parks,The Maldron Hotel and the Motorway together with chic coffee shops, restaurants and gyms.There are excellent local primary and secondary schools together with wonderful local sporting facilities.









The property enjoys the benefit of oil fired central heating and double glazed UPVC windows together with bright and well proportioned living and bedroom accommodation. There is an enclosed garden to the front and a private rear yard with vehicular access.

Viewing highly recommended.This property is on the market at a very attractive price point ideal for first time buyers, right sizers or investors.

Rooms:

Entrance hallway

Timber flooring

Sitting room

Laminated flooring. Open fireplace. TV point

5m (16'5") x 2.07m (6'9")

Living room

Laminated flooring

4.08m (13'5") x 2.07m (6'9")

Toilet and whb

Kitchen

Fully fitted kitchen

2.01m (6'7") x 4m (13'1")

Upstairs Bedroom 1

Double room. Carpet flooring

2.07m (6'9") x 3.08m (10'1")

Bedroom 2

Double room. Carpet flooring.

4.09m (13'5") x 3m (9'10")



Shower room

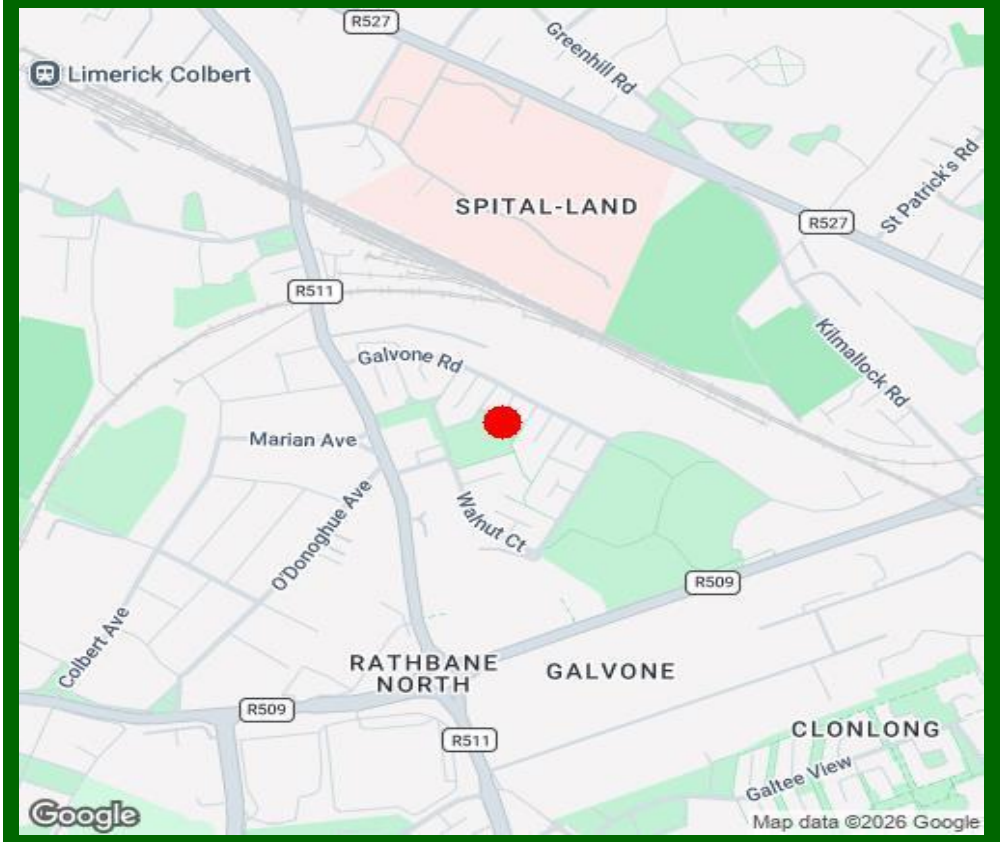
Fully tiled. Electric shower fitted.

1.07m (3'6") x 1.08m (3'7")



Features:

- Double glazed UPVC windows
- Large green area to front of property
- Attractive price point
- Ideal for first time buyers
- Within walking distance of all city centre amenities
- Excellent bus service at your doorstep
- Front gardens and rear yard with vehicular access



Property Directions:

Enter eircode to your mobile device to direct you straight to this property

Agent Information:

Contact ;- John O'Connell Mobile :- 087-6470746

Email :- johnoconnell@gvm.ie

Disclaimer

These particulars do not form any contract and are for guidance purposes only. Computer generated images, maps and plans are not drawn to scale and measurements are approximate and for guidance only. Intending purchasers must satisfy themselves as to the accuracy of detail given to them verbally or as part of this brochure. Such information is given in good faith and believed to be correct. However neither the vendor nor their agents shall be held liable for any inaccuracies therein.

Limerick Office

25-26 Glentworth St,
Co. Limerick,
V94WE12

Phone: (061)413522

Email: limerick@gvm.ie

Kilmallock Office

Head Office,
Railway Road,
Kilmallock,
Co. Limerick

Phone: (063)98555

Email:
kilmallock@gvm.ie

Tullamore Office

GVM Mart,
Arden Road,
Tullamore,
Co. Offaly

Phone: (057)9321196

Email:
tullamoreproperty@gvm.ie

GVM AUCTIONEERS

PSRA Number: 002030