



For Sale By Private Treaty

22 Monastery Gate Lawns
Clondalkin, Dublin 22
D22YP21



Scan to view Property

3 Bedroom | 3 Bathroom | Semi Detached | 90 sq.m

Guide Price: €315,000



Description

RAY COOKE AUCTIONEERS are delighted to present this 3 bedroom, 3 bath semi-detached property in the highly sought after Monastery development, Clondalkin, Dublin 22. Situated on Monastery Gate Lawns, this location is in easy access to a whole host of local amenities including schools, shops, café and bars as Clondalkin Village is only a short stroll away. Transport wise you are on the bus route in and out of the city Centre and have easy access to the M50 + N7 on your door step. Living accommodation of c. 90 Sqm can be found here and in brief consists of; Entrance hall, wc, lounge and a kitchen/diner to the ground floor. Upstairs you will find 3 bedrooms, master with ensuite and the family bathroom. Externally to the rear is a fully enclosed garden with side access to the front which provides a driveway for off road parking. Number 22 comes to the market in great condition throughout and is offered to the market with no forward chain, further benefits here include double glazed windows and gas central heating. Due to its popular location we know this property to be extremely popular so call Ray Cooke Auctioneers for further information or to arrange a viewing.

Features

- Ber C1
- Sought after development
- C. 90 sqm
- Ensuite to master
- Close to amenities
- Driveway to front
- Fantastic opportunity
- Double glazed windows
- All transport routes easily accessible
- Call today to arrange a viewing!



Accommodation

Hall
5.5m x 1.9m
WC, under stairs storage cupboard

Lounge
5.1m x 3.5m
Window to the rear of the property, feature fire place double door to kitchen diner

Kitchen / Diner
5.1m x 3.1m
Two windows to the front of the property, base and eye level unit, built in oven, hob and extractor fan, space for fridge freezer.

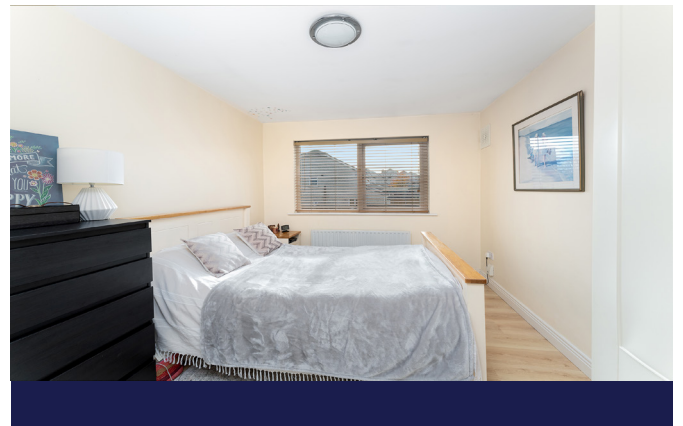
Bedroom 1
4.1m x 2.8m
Window to the front of the property., fitted wardrobes., ensuite

Bedroom 2
3.5m x 2.9m,
Window to the rear of the property, fitted wardrobe.

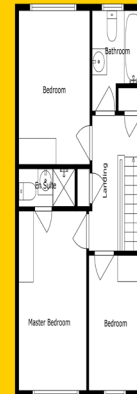
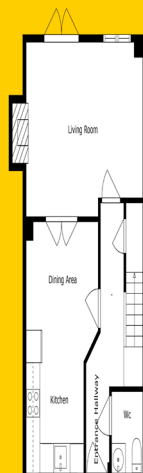
Bedroom 3
3m x 2.2m
Window to the front of the property, fitted wardrobe

Bathroom
2.2m x 2.1m
Window to rear 3 piece suite.

Rear Garden
North fully enclosed side access.



Floor Plans



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Negotiator

Nick Lindsey
01 403 0720 or 086 063 4889

Email: nick.lindsey@raycooke.ie



Viewing

Viewings are strictly by appointment only. We are available for viewings during the day, in the evenings and also at the weekend so we are always available at a time to suit you.

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