



For Sale *By Private Treaty*

**9 Warrenstown Grove,
Blanchardstown
Dublin 15
D15V0F3**

3 Bedroom | 1 Bathroom | Semi Detached | 90 sq.m

Guide Price: €295,000



Scan to view Property



Description

Ray Cooke Auctioneers are delighted to present this superb three-bedroom semi-detached family home to the Dublin 15 market.

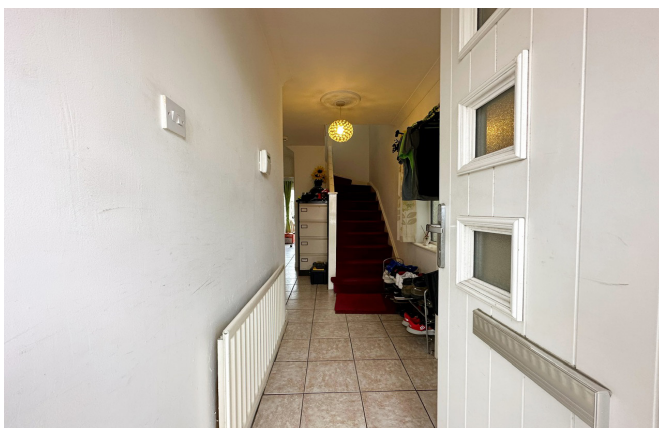
Warrenstown Grove is ideally located close to numerous amenities, such as Blanchardstown Shopping Centre, Connolly Hospital and the Sport Ireland National Aquatic Centre. It is also beside the M50, which links to the city centre and the national road network. The area is well serviced by a number of buses, and train services are available from Castleknock and Coolmine. No 9 will be sure to interest those who are seeking a superbly located home.

Bright and spacious living accommodation of 90 sqm comprises of entrance hallway, spacious living room to the front with feature stove, fully fitted kitchen with dining area all located downstairs. Upstairs hosts 3 good sized bedrooms with built in wardrobes, master with ensuite and a main family bathroom. This superb property benefits gas fired central heating, double glazed windows throughout, feature stove, gated side entrance, sunny rear garden and a front driveway.

This fantastic property is sure to interest buyers seeking a superbly located family home. An opportunity not to be missed; call Ray Cooke Auctioneers today for further information or to arrange viewing!!

Features

- 90 sqm
- BER – C3
- 3 bed 1 bath
- Semi-detached house
- Gas fired central heating
- Gated side entrance
- Front driveway
- Sunny rear garden
- Double glazed windows throughout
- Excellent primary & secondary schools in the area
- Close to bus routes and train stations
- Close to Blanchardstown Shopping Centre
- Convenient location with easy access to the M50 & M3 motorways
- Ideal for first time buyers, families & Investors
- Early viewing highly advised!!



Accommodation

Entrance Hall

Tiled floorong with access to Living Room,Kitchen,Dinning Room

Lounge

Spacious Living Room with laminate flooring and a featured stove.

Kitchen

Fully fitted kitchen & dinning area with tiled flooring, floor & eye level units with access too the rear garden

Bedroom 1

Double room with built in wardrobes and laminate flooring

Ensuite

Ensuite with shower,WHB,WC

Bedroom 2

Double bedroom to the front with laminate, flooring with buit in wardrobes

Bedroom 3

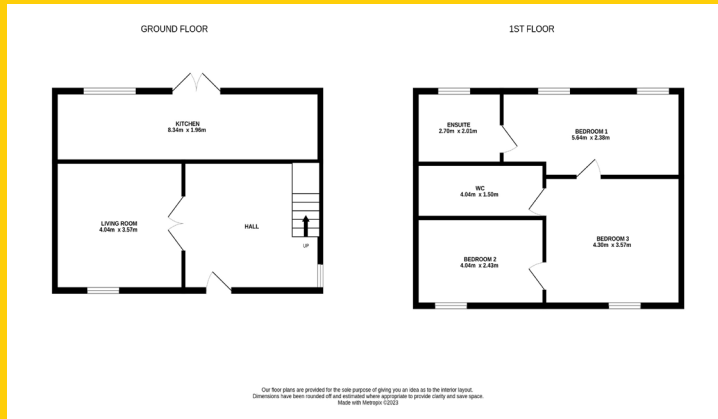
Single bedroom to the front with laminate flooring and buit in wardrobes.

Bathroom

laminate flooring,wc,whb,bath/shower.



Floor Plans



Negotiator

John Sullivan

01 699 5050 or 086 046 9458

Email: john.sullivan@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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