



This Attractive 4 Bedroom property located in a much sought after area of Castlebar privacy is guaranteed in this peaceful residential area. This property also boasts a private rear garden. This property is in excellent decorative order with a very homely atmosphere throughout & is in close proximity to all local amenities. This property would make for an ideal family home and viewing comes highly recommended.

Accommodation :entrance hall maple wood floor measurement 7 feet wide by 30 feet long coving on surround sitting room 21 x 15 Maple wooden floor open fireplace with cast iron surround coving on the ceiling curtains and blinds on the window TV point dim light switch, toilet tiled floor and walls blinds on the window WC,WHB, dining room 15 x 18 with maple timber floor curtains on bay window and door leading to patio area at the back, kitchen 21 x 6 with breakfast counter fridges oak kitchen units wine rack Blinds on window,utility Laminated flooring blinds on window work top and storage unit plumbed for washing machine and dryer coat hanger side door entrance, first floor stairs and landing carpet on the stairs side window for natural light in the landing ,bedroom one carpet fitted wardrobe curtains and blinds 8' x 10 master bedroom laminate floor 12 x 14 TV point curtains and blinds on window en suite, tiled floor & walls Myra shower shavers light and mirror WC,Whb. hot press water tank covered fully shelved spacious bathroom 9 x 10 Mira sports pump shower shaver light and mirror,Bedroom 4 ,12 x 14 carpet on floor blinds and curtains fitted wardrobe TV point Staire to attic spacious and floored mature front and back garden with timber shed oil fired central heating private patio area at back of house BER C3

#### CONVENIENCE: