



15 Upper Chapel Street, Castlebar, Mayo

New to the market is this centrally located spacious four bedroom cc 110 sqm property, Situated in a quiet area of Castlebar town very close to the church and only a few minutes' walk from GMIT, schools, LIDI, the hospital and Castlebar town centre. This property sits on ½ an acre site and consists of an entrance hall, large dining room, kitchen/lounge, utility/WC, Sitting room, private back yard, first floor consists of an office, master en suite, 3 double bedrooms and a main bathroom. This property is in very good condition and would be an ideal project for 1st time buyers, or investors as the location offers an excellent rental opportunity to the Potential purchaser. BER: C2 Accommodation: Entrance Hall: Timber flooring Dining Room 5 x 4 Very spacious room, dining table and chairs, open fire place, book shelf, Two large radiators, ample storage Large window, Timber flooring. Kitchen/lounge: 6 x 4 Spacious tiled and fully fitted kitchen with integrated appliances, splashback, large window with blinds, breakfast counter, Lounge area, Timber flooring, large radiator, access door to the main street. Utility/WC: 3 x 2 A large room with tiled flooring, Sink, toilet, Small window, plumbed for Washing machine, power point for dryer. Sitting Room: 4 x 4 Black Stanley Stove connected to back boiler, TV point, curtains, large window overlooking private back yard, timber flooring, and storage room to the right with a back door to the back yard. First floor: Stairs and landing are carpet Bedroom 1: 4 x 6 Window, carpet flooring, radiator. Bedroom 2: 5 x 4 Double room, window with net curtains, radiator, Timber flooring. Office: 3.3 x 1.6 Desk, chair, radiator, carpet flooring, private space. Carpeted hall to the master bedroom Bedroom 3: 5 x 4 Master bedroom: Carpet flooring, radiator, curtains, large window overlooking the private back yard, TV point. En-Suite: 1.45 x 1 Fully Tiled floor to ceiling, sink, toilet, mirror, glazed window. Bedroom 4: 5 x 3 Double room, window with net Curtains, window, carpet flooring, radiator. Bathroom: 3 x 2 WCWHB Bath and shower, shavers light, mirror, glazed window, tiled Walls & floor, storage units, radiator. Rear garden: Large stone steps leading into a private back yard, stone shed with slate roof, oil tank, gravel detail, stone slabs, wooden door leading to a private garden. Total floor area 110 sqm

BASE INFORMATION:

Rooms	: 8
Bed	: 4
Bath	: 2

LAND INFORMATION:

Square feet	: 1184
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CONVENIENCE: