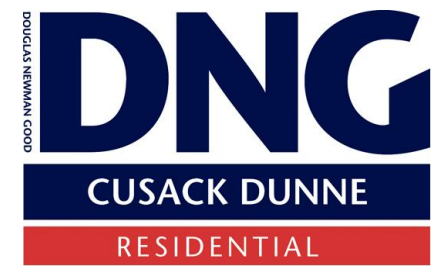


Features & Services



Outside: Outside, the property benefits from a private garden to the rear, perfect for enjoying the outdoors on sunny days. There is also off-street parking available for vehicles. Front - Tarmacadam driveway. Back - Enclosed. Patio and gravel finish.

Features & Services: Oil fired central heating. Alarm.

BER Rating: C1 **BER No.:** 103572632 **Energy Performance Indicator:** 171.48kWh/m2/yr

Floor Area: 98.42 - 0 sqm (1059 - 0 sqft)

Viewing: By appointment with DNG Cusack Dunne

Asking Price: €220,000

Negotiator: Gillian Dunne, Residential Director 061 209000



For Sale by Private Treaty



20 Castlequarter Heights, Fedamore, Co. Limerick, V35 A589.

Welcome to this terrace property located in the tranquil village of Fedamore in County Limerick. This home offers a perfect blend of space and comfort, making it an ideal choice for families or first-time buyers. Upon entering the property, you are greeted by a spacious reception room that is perfect for entertaining guests or relaxing with the family. The room has a bay window creating a warm and inviting atmosphere. The kitchen is equipped with a fitted kitchen and ample storage space. Upstairs, you will find three well-appointed bedrooms, each offering plenty of space and natural light. The master bedroom is particularly spacious and boasts built-in wardrobes for added convenience. The family bathroom features a bath/shower combination, WC, and wash basin. Fedamore is a charming village located in County Limerick, offering a peaceful and rural setting while still being within easy reach of amenities and attractions. For those who enjoy the outdoors, Fedamore is surrounded by beautiful countryside, perfect for long walks or bike rides. Overall, this property in Fedamore offers a wonderful opportunity to enjoy a peaceful village lifestyle while still being within easy reach of amenities and attractions. Don't miss out on the chance to make this house your new home. Contact us today to arrange a viewing.

BER C1

DNG Cusack Dunne for themselves and for the vendor / landlord of this property whose agents they are given notice that the introduction and the particulars are intended to give a fair and substantially correct overall description for the guidance of any intending purchaser / tenant and do not constitute part of any offer or contract. No responsibility is assumed for the accuracy of individual items. Prospective purchasers / tenants ought to seek their own professional advice. All descriptions, dimension areas, references to conditions and necessary permissions for use and occupation and other details are given in good faith, and are believed to be correct, but any intending purchaser / tenant should not rely on them as statements or representations of fact, but must satisfy themselves by inspection or otherwise as to the correctness of each of them. DNG Cusack Dunne are licensed to use the name "DNG" as franchisees of DNG Limited. Licence number 002730

Accommodation

Ground Floor:

Entrance Hall: Tiled flooring.

Guest WC: Fully tiled guest w.c. Fitted with w.c. and wash hand basin.

Living Room: 5m (16'5") x 3.74m (12'3") Tiled flooring. Bay window. Timber and cast iron open fireplace.

Kitchen/Dining: 5.77m (18'11") x 3.94m (12'11") Tiled flooring. Sliding patio doors. Timber fitted kitchen. French doors to living room. Plumbed for washing machine.

First Floor:

Bedroom 1: 3.37m (11'1") x 3.92m (12'10") Double bedroom. Laminate flooring. Built in wardrobe. Views over countryside. Ensuite.

Ensuite: Fitted with shower, w.c. and wash hand basin. Fully tiled.

Bedroom 2: 3.31m (10'10") x 3.6m (11'10") Double bedroom. Laminate flooring. Built in wardrobe.

Bedroom 3: 3.15m (10'4") x 2.33m (7'8") Single bedroom. Laminate flooring. Built in wardrobe.

Bathroom: 2.13m (7'0") x 1.74m (5'9") Fully tiled. Fitted with bath w.c. and wash hand basin.

