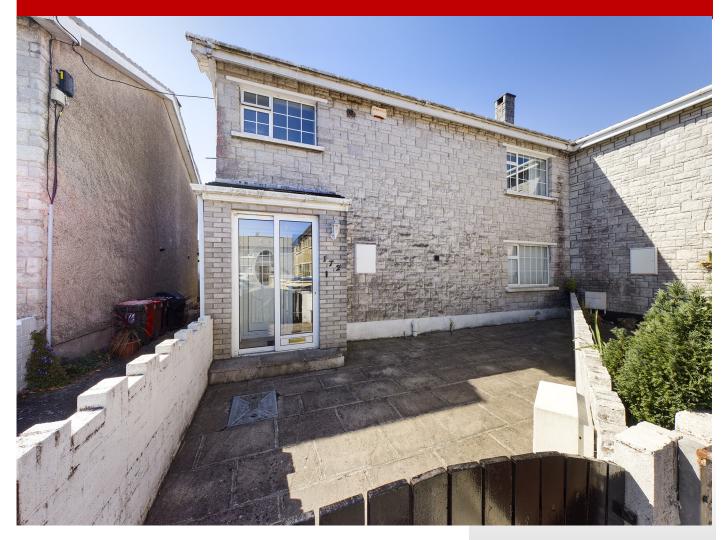




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# For Sale by Private Treaty

## 172 Greenhills Court, South Douglas Road, Cork T12 W8WY



172 Greenhills is a lovely 3 bedroom semi-detached property which has been extended on the ground floor and enjoys a south facing rear. The property itself is in good condition throughout and has an abundance of Ground floor space. An ideal first-time purchase or family home.

Greenhills is conveniently located within walking distance to Tramore Valley Park whilst also being ideally situated only a five-minute commute from Douglas village or the city centre. To front of the estate there are a number of bus routes connecting Greenhills Estate to the City Centre and Douglas Village. SEMI-DETACHED HOUSE 3 BED - 1 BATH 103 sqm (1,109 sqft)



Agent:John CorbettPhone:087 946 7201

#### Accommodation

#### **Ground Floor**

**Entrance porch** Tiled flooring, one central light

Hallway 4.81m x 1.84m Timber flooring, access to stairwell, storage under stairs, one radiator

Living Room 4.54m x 4.30m Carpet flooring, feature fire place with iron surround, one radiator, sliding patio doors lead to rear

4.81m x 2.58m Lounge Timber flooring, double doors lead to kitchen/diner

Kitchen/Diner 5.08m x 3.82m

Range of fitted kitchen units with extra shelving units, contrasting timber countertop, stainless steel sink, Tiled flooring, door leads to rear

### **First Floor**

Bedroom 1 4.58 x 2.60m Carpet flooring, fitted wardrobes, one radiator

Bedroom 2 4.58m x 2.61m Carpet flooring, fitted wardrobes, one radiator

Bedroom 3 3.43m x 1.83m Carpet flooring, fitted wardrobes, one radiator

1.90m x 1.80m Bathroom Tiled walls and floors, white wash hand basic, wc, walk in electric shower

#### **Features**

- $\diamond$ Gas Fired Central Heating
- $\diamond$ South Facing Back Garden
- $\Diamond$ Good condition throughout
- $\diamond$ Extended to rear
- $\Diamond$ Ideal first-time purchase









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