







New to the market is this 4 bedroom semi detached house extending to c.1,690 sq. ft. located on the Trim road in Kildalkey Village.

2 Cloneylogan Kildalkey Co. Meath C15 F4E9

 1690.00 sq ft

 4 Bedrooms

 3 Bathrooms

INTRODUCTION

The property benefits from a large tarmac driveway, side access and walled in back garden.

Internally this property is spacious with a large kitchen / living space with the added bonus of the sunroom, 2 reception rooms and 4 good sized bedrooms.

Excellent location within minutes walk from Kildalkey Village with all local amenities including Primary School in the Village.

The larger towns of Trim and Athboy are with easy reach, 6kms Athboy, 9kms Trim. Dublin City and Airport are within commutable distance.

Accommodation includes Entrance Hall, Lounge, Kitchen / Dining Room, Sunroom, Reception Room, Guest W.C., 4 Bedrooms (Master Bedroom Ensuite) and Bathroom.

FEATURES

- Excellent location close to Kildalkey Village
- Spacious tarmac driveway
- Enclosed landscaped rear garden
- PVC double glazed windows
- Oil heating
- Large 4 bedroom house with spacious living accommodation





FIXTURES & FITTINGS

All flooring, oven, hob, extractor fan, fridge freezer and washing machine are included in the sale.

ACCOMMODATION

Entrance Hall

With wooden flooring, PVC front door with leaded glass side panels and inserts and under-stair storage.

Lounge

5.03 x 3.39

With wooden flooring, feature wooden fireplace with cast iron insert (open fire) and T.V. point.

Reception Room

4.61 x 2.82

With carpet.

Kitchen / Dining

5.61 x 4.06

With wooden flooring, built in wall and floor units, stainless steel sink unit, oven, hob, extractor fan and open plan to Sunroom.

Sunroom

4.65 x 3.38

With wooden flooring and patio doors to the rear garden.

Guest W.C.

2.81 x 1.90

With vinyl flooring, partly tiled walls, w.c. and w.h.b.

Bedroom 4

3.60 x 2.63

With carpet.

Landing

With carpet and hotpress.

Bedroom 1

5.27 x 3.41

With carpet.

Ensuite

3.41 x 1.93

With vinyl floor covering, partly tiled walls, w.c., w.h.b and shower.

Bedroom 2

4.21 x 2.74

With carpet.

Bedroom 3

3.1 x 2.48

With carpet.

Bathroom

2.32 x 2.18

With vinyl floor covering, partially tiled walls, w.c., w.h.b. and bath.

DIRECTIONS

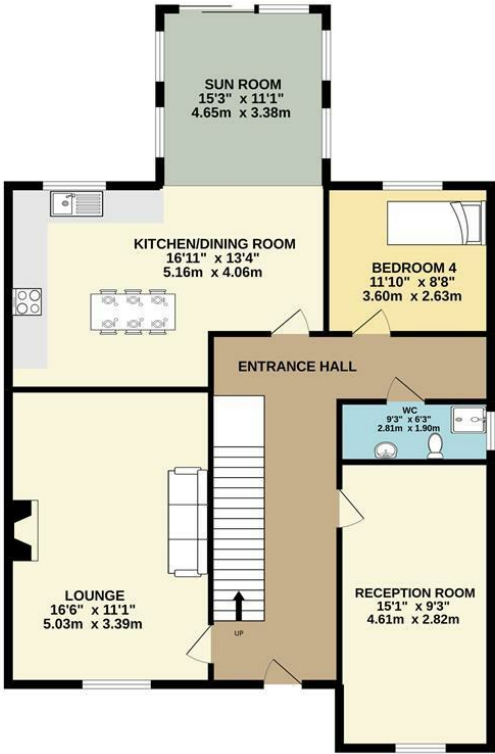
Eircode C15 F4E9

From Dublin take the M3 (Toll) and exit at Junction 9. At the roundabout take the first exit and travel towards Athboy. Travel through Athboy and turn left for Kildalkey (Just after Cosy Pub on your left). Travel for 6km and turn left in Kildalkey towards Trim. 2 Cloneylogan is on your left hand side identified by our for sale sign.

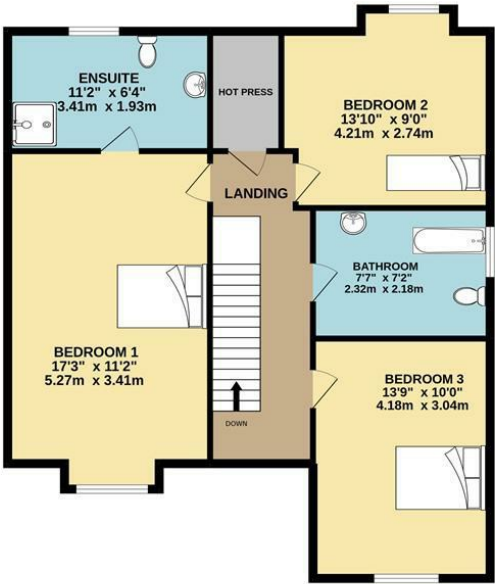


FLOOR PLAN

GROUND FLOOR



1ST FLOOR



TOTAL FLOOR AREA : 1690sq.ft. (157.0 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.

Made with Metropix ©2022