



59 Churchfields, Kentstown, Co. Meath, C15 T8Y1

€315,000





Raymond
Potterton





New to the market is a spacious 4 Bedroom semi detached residence extending to c. 106 sq.m. Located on the back cul de sac to this well sought after development on a lovely front row location.



59 Churchfields, Kentstown, Co. Meath, C15 T8Y1

 1141.00 sq ft

 4 Bedrooms

 3 Bathrooms

INTRODUCTION

This is a spacious family home with a bright kitchen / dining room to the rear and large lounge to the front. All the bedrooms are spacious and have built in storage. This property benefits from a walled in front driveway and the back garden enjoys a south facing aspect. Internally this property is presented in excellent condition and is ready for occupation for the new owners.

Excellent located in Kentstown Village with easy access to the M3 and M2 road networks. The school, church, convenience store, public house are all adjacent to the property. Ashbourne, Slane, Duleek and Drogheda are all within close driving distance.

Accommodation includes Entrance Hall, Lounge, Kitchen / Dining, Guest W.C., 4 Bedrooms, (Main ensuite) and Bathroom.

FEATURES

- Excellent residential development close to N2
- Spacious Accommodation throughout
- Very well presented
- Ready for immediate occupation
- Concrete driveway
- Walled in south facing rear garden
- Front row location
- Garden shed
- Oil fired central heating
- PVC double glazed windows
- PVC fascia and soffit





FIXTURES & FITTINGS

All flooring, curtains, blinds, light fittings, oven, hob, extractor fan, dishwasher, fridge freezer, washing machine and garden shed are included in the sale.



ACCOMMODATION

Entrance Hall

16'4" x 6'7"

With hardwood front door with leaded glass inserts and side panels, tiled flooring, coving, centre piece and built in understairs storage.

Lounge

16'4" x 12'2"

With wooden flooring, feature wooden fireplace (open fire), coving, centrepiece and double doors to Kitchen / Dining.

Kitchen/Dining Room

19'1" x 13'1"

With tiled flooring, splash back tiling, built in wall and floor units, stainless steel sink, oven, hob, extractor fan, fridge freezer, dishwasher, washing machine and sliding doors to the rear garden.

W.C

With tiled flooring, w.c. and w.h.b.

Landing

With carpet and hotpress.

Bedroom 1

12'5" x 11'9"

With carpet and built in wardrobes.

Ensuite

7'0" x 2'7"

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

Bedroom 2

10'9" x 10'7"

With carpet and built in wardrobes.

Bedroom 3

11'3" x 8'1"

With carpet and built in wardrobes.

Bedroom 4

8'6" x 7'5"

With carpet and built in wardrobes.

Bathroom

7'0" x 5'6"

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

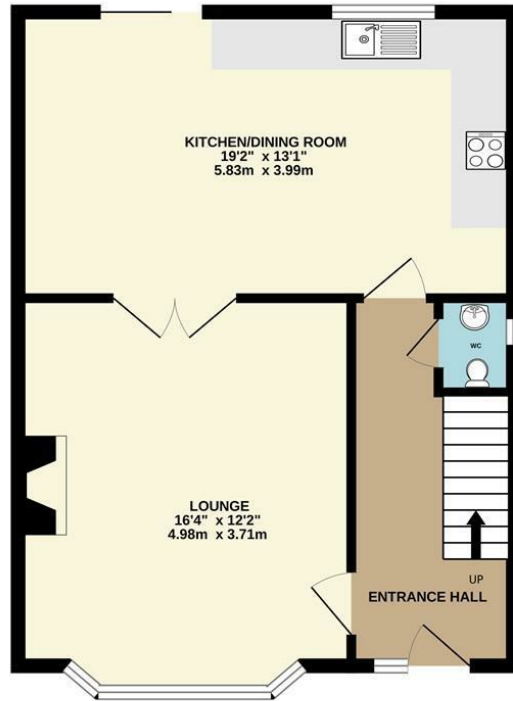
DIRECTIONS

EIRCODE: C15 T8Y1

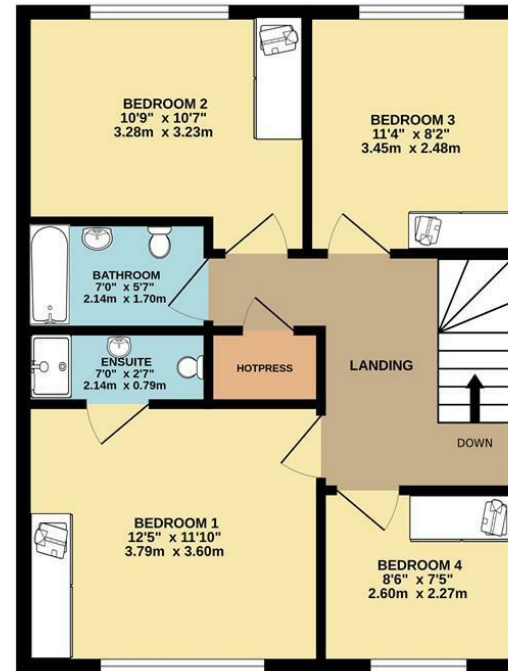


FLOOR PLAN

GROUND FLOOR



1ST FLOOR



TOTAL FLOOR AREA : 1141sq.ft. (106.0 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 ©2025

