

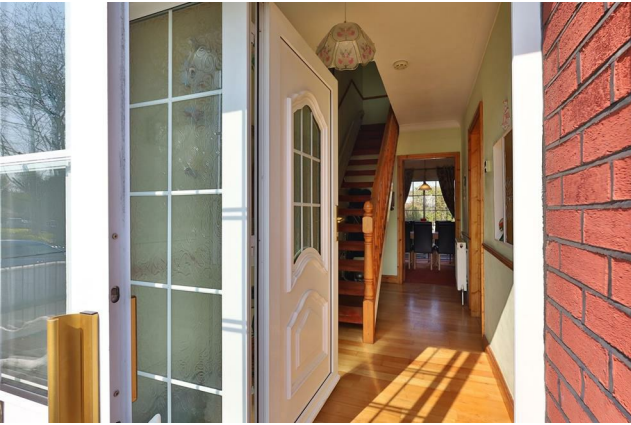



Raymond
Potterton

9 Aisling Place, Navan, Co. Meath C15 F8W2

€315,000


BER D1




A lovely 3 bedroom semi detached extending to c. 123sq.m. nicely situated in the popular residential area of Aisling Place.



9 Aisling Place, Navan, Co. Meath C15 F8W2

 1324.00 sq ft

 3 Bedrooms

 2 Bathrooms

INTRODUCTION

The property has an attached garage and benefits from a lovely manicured walled in front garden with mature shrubs, hedging, driveway and a nice private garden to the rear which has an abundance of mature trees, plants and shrubs.

Internally this property is well presented and has been upgraded and very well maintained.

The property benefits from an extension to the rear of the garden and now offers plenty of living accommodation with a good sized kitchen and 2 living rooms.

The bedrooms are large and the bathroom has been upgraded with a walk in shower.

9 Aisling Place is ideally located across the road from St Oliver's Church & School and Blackcastle Shopping Centre and within 5 minutes walk from Navan Town Centre.

All local amenities are therefore on the doorstep! A wonderfully mature and much sought after residential area.

Accommodation includes Entrance Porch, Entrance Hall, Sitting, Lounge / Dining, Kitchen, Utility, Guest W.C., 3 Bedrooms, Bathroom and Garage.

FEATURES

- Well presented throughout
- Attached garage
- Gas heating – boiler upgraded recently
- PVC double glazed windows
- Alarm
- Walled in and manicured front garden with driveway
- Large landscaped rear garden with boundary wall





FIXTURES & FITTINGS

All carpets, curtains, blinds, light fittings and oven are included in the sale.



ACCOMMODATION

Entrance Porch

With sliding door and tiled floor.

Entrance Hall

13'7" x 5'11"

With PVC front door with glass inserts, wooden flooring and coving.

Lounge

12'11" x 12'0"

With wooden flooring, hardwood fireplace with open fire, coving and centrepiece.

Sitting / Dining Room

19'4" x 13'5"

With carpet, hardwood fireplace with open fire, coving, centrepiece, sliding doors to the rear garden and door to the kitchen.

Kitchen

16'7" x 10'4"

With vinyl floor covering, built in walls and floor units, stainless steel sink unit, oven, extractor fan, coving and door to the Utility.

Utility Room

6'8" x 6'6"

With vinyl floor covering, plumbed for washing machine and tumble dryer and door to the rear.

Guest w.c.

6'8" x 3'1"

With vinyl floor covering, w.c. and w.h.b.

Landing

With carpet.

Bedroom 1

13'6" x 12'4"

With carpet and hotpress.

Bedroom 2

12'4" x 11'11"

With carpet.

Bedroom 3

8'11" x 7'11"

With carpet.

Bathroom

6'7" x 5'4"

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

Garage

15'5" x 10'1"

With roller door and electricity supply.

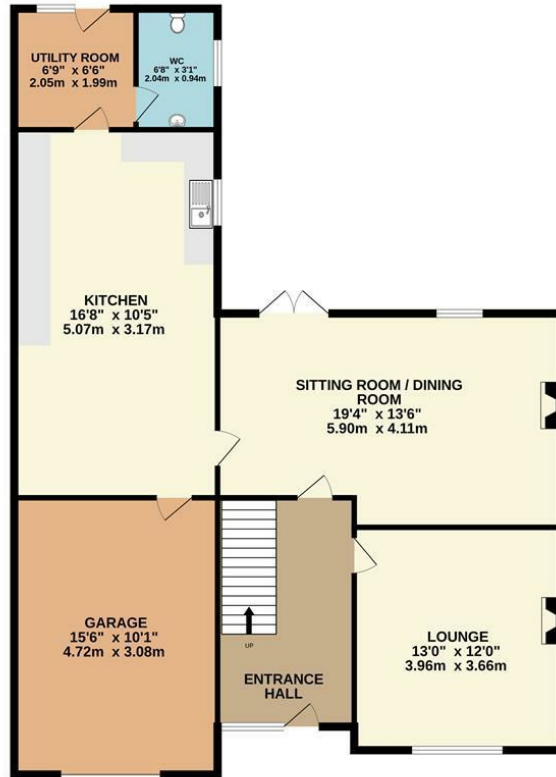
DIRECTIONS

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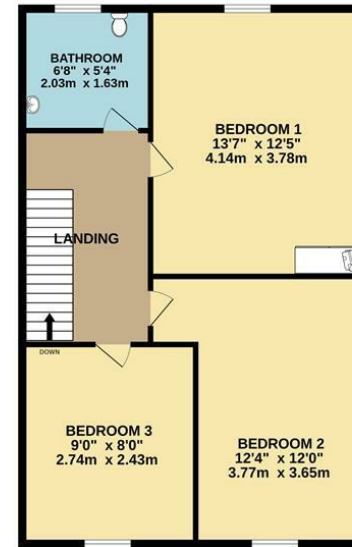


FLOOR PLAN

GROUND FLOOR



1ST FLOOR



TOTAL FLOOR AREA : 1324sq.ft. (123.0 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.
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