



Listowel, V31HV02, Kerry

**** UNDER OFFER **** This beautifully presented detached bungalow is located just off the Listowel to Kilmorna/Abbeyfeale road some 8 km from Abbeyfeale and 9 km from Listowel.

This beautifully presented detached bungalow is located just off the Listowel to Kilmorna/Abbeyfeale road some 8 km from Abbeyfeale and 9 km from Listowel. Originally a stone built dwelling it was extended to in 1988 and modernised and up-graded in 2015. The dwelling occupies 0.33 Ha/ 0.815 acre site with a tastefully manicured lawn, tarmac driveway and patio and a large paddock with chain link fence. The property will lend itself to a wide variety of buyers and viewing is a must, strictly by appointment only - Dillon Prendiville Auctioneers 068-21739. Accommodation: Entrance hall, sitting room, kitchen/dining, utility, 3 bedrooms, shower room, store and shed. Accommodation: Entrance Hall 4.0m x 1.6m With tiled floor and tiled porch. Sitting Room 3.0m x 3.9m Laminate flooring, solid fuel open fireplace with marble hearth, insert and mahogany surround - large window looks onto the front driveway. Kitchen/Dining 3.6m x 4.4m Vinyl floor covering, solid oak fitted kitchen, electric oven and hob, stainless steel sink, solid fuel Stanley range with back boiler and hot-press - dual aspect. Utility 2.4m x 1.7m Fitted storage/worktop, sink, plumbed for washing machine and oil fired central heating Firebird 50/90 internal boiler, attic hatch access to part floored attic - rear door access. Corridor 1.0m x 4.7m Tiled floor. Bedroom 1 2.7m x 3.4m Laminate flooring. Shower Room 2.4m x 1.8m Fully tiled floor to ceiling, wc, whb, large shower unit with electric shower, mechanical vent and frosted window. Bedroom 2 2.0m x 3.2m Laminate flooring. Bedroom 3 4.2m x 2.0m Lock-up Store 4.8m x 4.8m Block built lock-up store. Shed 2.8m x 3.8m Steel tech shed on concrete base. Features: Attractive countryside location. Double glazed PVC windows & doors. Dual heating (oil & solid fuel). Mains water & on-site septic tank. Large enclosed paddock. Viewing is a must - call 068-21739

BASE INFORMATION:

Bed : 3
Bath : 1

BUILDING INFORMATION:

House Style : Detached bungalow
Floor area (Total) : 110

MORE INFORMATION

BER Rating

BER Rating : D2 BER Number : [113243984](#) BER Energy Performance Indicator : [298.4](#)