

Dough Beag, Lahinch

Spacious 2 Bedroom duplex apartment located in the heart of Lahinch town.

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- * **C. 800 sq/ft of living accommodation**
- * **Bright and attractive**
- * **High standard of finish**
- * **Enclosed private car parking**
- * **Close to shops, pubs and restaurants**

Price: €270,000

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ACCOMMODATION

Ground Floor

Entrance Hall: 1.8m x 1.45m (5.91ft x 4.76ft)

Solid wooden door to bright entrance hall; solid oak wooden flooring; fully carpeted stairs to first floor landing.

Open Plan Living/Kitchen/Dining Room:

Kitchen/Dining Area:

5.66m x 1.78m (18.57ft x 5.84ft)

Ceramic tile flooring; 1/2 drainer sink; glass block window over sink and full length glass block window in dining area; shaker wall and base units with work surfaces and tile splash back; 'Zanussi' electric hob and oven; 2 sets of centre ceiling spot lights.



Living Area:

3.16m x 4.08m (10.37ft x 13.39ft)

Solid oak wooden flooring; large window looking onto communal courtyard; venetian blinds for privacy; centre ceiling spot lights; door leading to separate WC.



Separate WC:

1.78m x 0.87m (5.84ft x 2.85ft)

Ceramic tile flooring; suite comprising of low level WC, pedestal wash hand basin with tile splash back; extractor fan.

First Floor Landing: 3.81m x 0.91m (12.5ft x 2.99ft)

Fully carpeted; large window looking down on to Kitchen/dining area.

Hot Press: Shelving and immersion tank.

Bedroom 1:

4.07m x 2.72m (13.35ft x 8.92ft)

Fully carpeted; fitted double bed; double window overlooking communal courtyard.

Bedroom 2:

4.06m x 2.82m (13.32ft x 9.25ft)

Fully carpeted; double window overlooking communal courtyard.

Shower Room:

2.81m x 1.88m (9.22ft x 6.17ft)

Ceramic tile flooring; suite comprising of low level WC, pedestal wash hand basin with tile splash back and light/shaver point, fitted shower with tile splash back surround and sliding PVC splash guard door; wall mounted bathroom accessories; 2 small windows.



LOCATION



Lahinch

The apartment is located in a small block of apartments in the centre of Lahinch town. Lahinch is a bustling seaside resort offering a golf links, blue flag beach, Seaworld, a leisure complex and many more facilities. Ennistymon town is close by with a wide range of modern amenities and services to include Hotels, award winning Restaurants and Music Pubs.

**Viewing by Appointment with Sole Selling Agent –
Property Code: 1870**