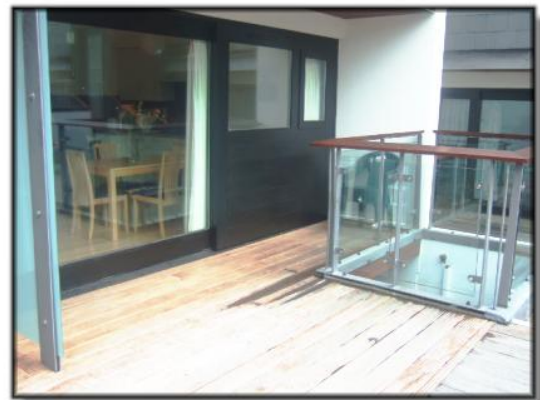


# *Fionoora, Ennistymon Road, Lahinch*

**Modern town house located in the heart of  
Lahinch Town**

**For Best Advice on Mortgages, contact the Finance Team at Philip O'Reilly  
Property Plus**



- ❖ **2 Bedrooms (1 En-Suite)**
- ❖ **1 Car Parking Space**
- ❖ **Short walk to Lahinch Beach**
- ❖ **High Potential for Holiday Lettings**

**Price: €235,000**

## ACCOMMODATION

### Ground Floor

**Entrance Hallway:** Timber flooring

**Reception Room:** 4.22m x 4.38m (13.85ft x 14.37ft) Wooden flooring, TV point, under-stairs storage.

**Main Bathroom:** 3.07m x 1.51m (10.07ft x 4.95ft) Partially tiled, white suite comprising of low level WC, pedestal wash hand basin, power shower with PVC sliding door, extractor fan.

**Storage Unit:** Plumbed for washing machine, press with double valve tank.

**Bedroom 1:** 4.26m x 2.69m (13.98ft x 8.83ft) Wooden floor, door leading to car park.

**Stairs to First Floor:** Wooden stairs.

**Bedroom 2 En Suite:** 4.34m x 3.01m (14.24ft x 9.88ft) Wooden floor, built-in wardrobe. Restricted views of golf course.

**En-Suite:** 1.07m x 1.98m (3.51ft x 6.5ft) Partially tiled, white suite comprising of low level WC, pedestal wash hand basin, power shower with PVC sliding door, extractor fan.

**Kitchen/Dining Room:** 4.22m x 3.76m (13.85ft x 12.34ft) Wooden flooring. White wall & base units. Integrated dishwasher, 'whirlpool' microwave, hob, fridge, laminated work surfaces, single drainer sink with tile splash back. PVC woodgrain sliding doors leading to decked patio.

**Outside Storage Unit:** Wired inside.



**Viewing by Appointment with Sole Selling Agent –  
Property Code: 2484**