



# *Inis Clair, Kildysart Road, Ennis*

**Spacious 2 bedroom First Floor apartment in an  
exclusive new development**

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



- ❖ **Gas Central Heating**
- ❖ **Fully finished & furnished**
- ❖ **Car Parking**
- ❖ **Close to schools, shops, etc**

**Price: €115,000**

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## ACCOMMODATION

**Entrance Hallway:** 5.08m x 1.78m (16.67ft x 5.84ft)

Carpeted flooring, storage press & hotpress

**Kitchen\Dining\Living Room:** 4.52m x 5.9m (14.83ft x 19.36ft)

Tiled & carpeted flooring, shaker light walnut base & wall units, black granite work top, mosaic tile splashback

**Bedroom 1:** 3.2m x 3.78m (10.5ft x 12.4ft)

Carpeted flooring, built-in wardrobe with vanity unit & wall mounted mirror, double balcony doors overlooking car park

**Bedroom 2:** 2.94m x 5.7m (9.65ft x 18.7ft)

Carpeted flooring, built-in wardrobes with vanity unit & wall mounted mirror. Double balcony doors over looking car park

**Main Bathroom:** 4.37m x 2.05m (14.34ft x 6.73ft) Tiled floor & partially tiled walls with mosaic trim, wall mounted electric shower with white splash guard door. Wall mounted gas shower over bath with PVC splash guard door. Wall mounted mirror & extractor fan



**Viewing by Appointment with Sole Selling Agent –  
Property Code: 832**