

FOR SALE

QUALITY RESIDENCE WITH 2 LARGE WORKSHOPS TO REAR FOUR MILE HOUSE, CO ROSCOMMON



This superb spacious bungalow is present for sale in immaculate condition. Situated 6.5 miles from Roscommon Town Centre. This residence has been finished to the highest standard with no expenses spared. Also included are 2 large state of the art workshops with remote control roller shutter doors and double entrance doors to the side. Previously trading as a garage but suitable for a variety of purposes. Accommodation Briefly: Entrance Hallway, kitchen/dining room, sitting room, bathroom, 4 bedrooms (1 ensuite) and detached garage. There are gardens to the front and side with a large hardcore area to the rear.

PRICE REGION: €150,000



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Absolute bargain in Newbridge

It's a true bargain, an exceptional five-bedroom dormer-style property at Newbridge, priced in the region of just €220,000, *pictured right*.

The home offers a spacious layout with excellent finishes and is situated just one mile from Newbridge and thirty miles from Galway City Centre. Accommodation is comprised of open plan entrance hallway, five bedrooms, two of which are en-suite, sitting room, kitchen/dining room, sun lounge, utility room and family bathroom.

There are attractive stone walls to the front



of the property with PVC wood grain windows throughout. For further information or to arrange a viewing, simply call ERA Oates on (090) 66 27878.

Woodberry Court home open to offers



The last remaining two storey home at Woodberry Court, Golf Links Road, Roscommon, is currently for sale with ERA Oates in Roscommon and is open to offers, *pictured left*.

No. 17 is the last remaining two-storey residence to be built in this hallmark development overlooking Roscommon Golf Club. This spacious residence extends to an impressive 2,600 sq ft and offers superb finishes both inside and out, including quality timber floors, oak doors, exceptional fireplace, tiling etc. Outside there is a stone façade, cobbled driveway and landscaped grounds. For further information or to arrange a viewing, simply call ERA Oates on (090) 66 27878.

Fine four-bedroom bungalow at Athlone Road

David Diffley of Property Partners Earley is this week offering a fine four-bedroom bungalow at Ardsallaghbeg, Athlone road, Roscommon as his property of the week.

The property is superbly located beside Roscommon town and within walking distance of two local shops. Finished to an excellent standard, this property is ideal for a family home due to its large mature gardens and location. Outside, a large detached garage, which is plumbed, lies to the rear of the house.

David Diffley describes the property as "very private due to its landscaping and ideally located close to Roscommon Hospital and town centre. It is of turnkey standard and has a provision for an upstairs conversion. We are open to offers."

This is a quality property in a select area and the auctioneer invites viewings and offers. For further details or to arrange a viewing, please contact David Diffley Property Partners Earley Roscommon on (090) 66 26579 or email yearley@propertypartners.ie.



Pictured at the Institute of Professional Auctioneers & Valuers AGM recently in Donegal were Tom and Ann Collins, Auctioneers, Castlebar; Paul Reynolds, new President of IPAV; Mary Coughlan TD. Tánaiste and Minister for Education & Skills and John and Helen Earley, Property Partners Earley Roscommon Town.

Great value at The Green, Lanesboro

With a guide price of just €120,000, this home at No. 28, The Green, Lanesboro, Co. Longford is great value and is currently for sale with Sherry FitzGerald P. Burke in Roscommon.

The spacious four-bedroomed end-of-terrace residence has a large garden and rear vehicular access. Located in the picturesque waterside village of Lanesboro, it offers unsurpassable views of Sliabh Bán and Lough Ree.

The property has been well maintained by its present owners and has recently been renovated with a new fitted kitchen and has also been redecorated. Accommodation comprises of

entrance hallway, which gives access to a bright spacious sitting room with kitchen/dining room to the rear. There is a double bedroom, office and main bathroom on the ground floor. On the first floor are two double bedrooms and one single bedroom.

The location of this end-of-terrace residence together with its spacious living accommodation, large garden and breathtaking views makes this property truly magnificent. The auctioneer invites enquiries and offers. Contact Sherry FitzGerald P. Burke, Goff Street, Roscommon on (090) 66 27200.



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Ballinlough, County Roscommon

Attractive 4-bedroom detached house with front & rear gardens. **Low reserve.**



Cloonlee, Ballinlough, County Roscommon

Luxury 5-bedroom dormer residence standing on extra large site in much sought after area, sold as builders finish. **€230,000**



Ballinagare, Castlerea, County Roscommon

3 bedroom show house, finished to a very high standard, beside all amenities. **Guide €120,000**



Ballinagare, Castlerea, County Roscommon

Luxury 4/5 bedroom residence built to a very high standard & finish, on an extra large site, short driving distance to Knock airport. **Reduced price €140,000**

