

Impressive 3 Bedroom Semi-Detached Residence

**No. 10 Millbrook Close,
Mill Road,
Midleton,
Co. Cork.**

For Sale by Private Treaty



A.M.V €285,000

BER C2

No. 10 Millbrook Close is a modern and tastefully decorated residence, which enjoys a superb location in a cul-de-sac in this mature residential area, just a few minutes walk from the Train Station, newly opened Greenway, Restaurants and Local Bars, Bus Stop, Market Green Shopping Centre, a wide selection of Primary and Secondary schools and all the amenities Midleton Town has to offer.

Built in 1997, this 3 bedroom semi-detached property extends to c. 93m² (1,000 ft²) and thanks to its savvy owner occupiers, oozes style and bright living accommodation which together with its private South Westerly facing rear garden & patio make No. 10 Millbrook Close very desirable.

Viewing is highly recommended & strictly by prior appointment.

ACCOMMODATION :

Entrance Hallway: 4.4 x 1.8(m) timber floor and under-stair utility storage.



Guest Toilet: tiled floor & half wall, w.c. & cabinet w.h.b.



Living Room: 5.0 x 3.5 timber floor & contemporary inset gas fire.





Kitchen/Dining Room : 5.5 x 4.0 built in units & eye level presses, integrated dishwasher, Samsung washer/dryer, Bosch electric oven and hob. Sliding patio door to rear South Westerly facing patio area & garden.





FIRST FLOOR:

Master Bedroom: 4.6 x 3.3 front aspect, wall to wall slide robes.





Bedroom 2: 3.6 x 3.0 rear aspect, double built-in wardrobes



Bedroom 3: 3.5 x 2.3 rear aspect.



Bathroom: 2.7 X 2.0 fully tiled, bath with electric Triton T80 electric shower, w.c & floating w.h.b., heated towel rail, storage unit, includes Hotpress with immersion.



OUTSIDE:

Garden & double driveway to the front.
Enclosed, private South Westerly facing rear garden with patio area & timber shed.



SERVICES : Mains Water, Drainage & Gas.

EIRCODE : P25 W583

BER: C2 - BER No. 116006156

FEATURES:

- Superbly presented
- Generous living accommodation
- Guest w.c. on ground floor
- Attic & walls insulated (2022)
- Stira to floored attic, with ample shelving / storage, fully wired.
- Gas fired central heating
- PVC double glazed windows
- Security Alarm
- Double driveway and garden to the front
- Enclosed, private South Westerly facing rear garden with patio area & timber garden shed.
- Situated in a cul-de-sac
- Superb location – within walking distance of the Train Station, Midleton’s Main Street & all amenities including shops, bars, supermarket, restaurants, schools, Omniplex Cinema, Midleton-Youghal Greenway and the famous Midleton Farmers Market which takes place every Saturday.

VIEWING : Strictly by prior appointment with the sole selling agents.



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