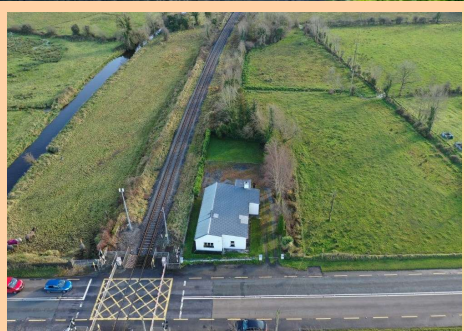


# For Sale

The Old Station House, Ballymurray  
Co. Roscommon F42 K231  
4 Bedrooms| Bungalow



Price Region: €85,000

Attractive four bedroom residence in good condition located on the main Roscommon/Athlone Road, adjacent level crossing. The residence has been recently renovated and boasts spacious living accommodation throughout.

Accommodation includes reception hallway, sitting room, kitchen/dining room, bedrooms four in all and bathroom.

Viewing comes highly recommended and can be arranged by contacting the office.

**To arrange a viewing, contact the office on 090-6663700**  
**Viewings at evenings, weekends and Bank Holidays also accommodated.**



## Reception Hallway

24'0" (7.32m) x 5'0" (1.52m) Tiled floor, door to front and rear

## Sitting Room

14'0" (4.27m) x 12'3" (3.73m) Tiled floor, feature fireplace, wooden ceiling, centre light



## Kitchen/Dining Room

13'5" (4.09m) x 12'0" (3.66m) Fitted units, built in fridge freezer, cooker, dishwasher, tiled floor



## Bedroom One

11'10" (3.61m) x 11'10" (3.61m) Tiled Floor

## Bedroom Two

12'1" (3.68m) x 11'4" (3.45m) Tiled floor, built in hopress (airing cupboard) off



## Bedroom Three

12'0" (3.66m) x 10'10" (3.3m) Tiled floor

## Bedroom Four

10'9" (3.28m) x 8'3" (2.51m) Tiled floor



## Bathroom

12'0" (3.66m) x 5'9" (1.75m) Tiled floor, part wall tiling, toilet, wash hand basin, shower

- Garage to rear c. 10` x 10`
- Oil fired central heating
- Driveway kerbed, extends to rear
- Laid lawns to rear
- Range of trees/shrubs
- Wall to Front



