

Cutting-edge Ardblacken opens to public

Showhouse open 3-5pm this Sunday, January 20

A BRAND new development of 51 family homes is being launched at Ardblacken, Kilteragh on the Dooradoyle Road this Sunday with the first exclusive showhouse opening from 3pm to 5pm.

The cutting edge development—another success story for McInerney Homes Ltd—offers the best in elegant living with all mod cons included and unrivalled after sales service.

Ardblacken includes both spacious two bedroom ground and first

floor apartments priced at €229,995 and three bedroom duplexes at €245,000, all located in the established and sought after area of Kilteragh.

Other benefits include landscaped green areas and a location near the ring road and tunnel and proximity to the city centre and local amenities such as the Mid Western Regional Hospital and the Crescent Shopping Centre.

Excellent value, style and variety are the key elements at Ardblacken.

Features of the apartments/duplex include a natural gas central heating system with fitted radiators throughout; white, sealed unit double glazed PVC windows; a high degree of insulation and black aluminium fascias and soffits.

There are also patio doors from the dining room to the back garden where applicable, generous electrical specification and wiring for television and telephone throughout.

In terms of bathroom

facilities, en suites are fitted with electric showers as standard and in selected homes there is an en suite shower room off the main bedroom.

Properties are also plumbed for washing machines, have electric fires and fitted out with high quality sanitary ware.

Quality fittings are a given in this development, which offers superbly crafted, spacious fitted kitchens with ample storage space, built in wardrobes in selected rooms and stylish internal doors with quality furnishings.

Some of the attentive finishing touches include painted walls, ceilings and internal joinery, deep moulded skirting and architraves, skimmed ceilings throughout and light provided to entrances.

External features are just as essential as the interiors and rear gardens are graded to the existing contours in properties.

There is the added bonus of paving to rear ground floor apartments, landscaped front gardens, panel fencing to side and rear and ample parking space.

Ardblacken also offers

prospective buyers of all types peace of mind and security with properties offering a three point central locking system to the teak front doors, wiring for security alarms and fitted smoke detectors.

In addition, there is a Homebond 10 year Structural Guarantee, a six month McInerney maintenance and a management company also in operation.

For more information on Ardblacken, contact Hickey O'Donoghue Auctioneers on 061-310022.

