

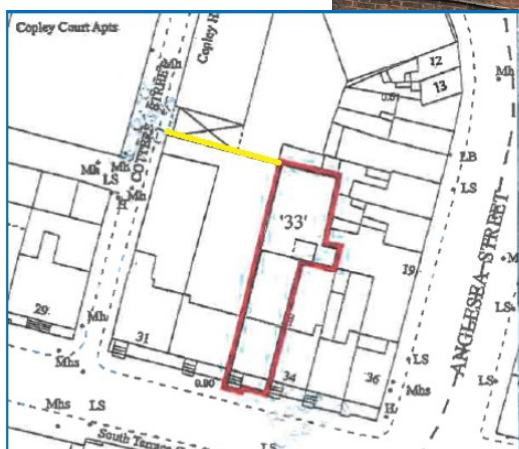


CHARTERED SURVEYORS  
AUCTIONEERS  
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## FOR SALE: 33 South Terrace, Cork



### Site Highlights:

- Property is located within close proximity of Cork City Centre.
- Car parking space to rear with capacity for 20 cars.
- Multiple floors extending to approximately 350 sq. meters of space.

### Contact

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### The Location:

The property is located on the East end of South Terrace in Cork City. South Mall, the City Centre, South Infirmary and Aldi are all within short walking distance. The property also boasts quick access to the South Link road via Old Station Road.

### Description:

Impressive 4 storey over basement Georgian Townhouse with many original features. Parking and access is to the rear, from Copley Street—right of way outlined in yellow (front insert).

Stone steps to ground floor from entrance . Two rooms.

Stairs to basement. Three rooms. Door to carpark at rear.

Stairs to 1st Floor. Two rooms.

Stairs to 2nd floor. Two rooms.

Stairs to attic.

Car park to rear for 20 cars. Gas central heating.

### Location Map:



### Viewing:

Strictly by appointment with the agent.

### Advised Market Value:

€800,000

### Accommodation:

| Unit/Floor            | Sq. M.:    | Sq. Ft.:     |
|-----------------------|------------|--------------|
| Ground Floor          | 75         | 807          |
| Basement              | 75         | 807          |
| 1 <sup>st</sup> Floor | 75         | 807          |
| 2 <sup>nd</sup> Floor | 75         | 807          |
| Attic                 | 50         | 538          |
| <i>Total:</i>         | <i>350</i> | <i>3,766</i> |



### **CONDITIONS TO BE NOTED**

1. These particulars do not constitute an offer or contract or any part thereof and none of the statements contained in the particulars as to the property is to be relied on as a statement or representation of fact.
2. The vendor does not make or give, nor is Casey & Kingston or its staff authorised to make or give any representation or warranty in respect of this property.
3. All descriptions, dimensions, references to condition and other details are given in good faith are believed correct but any intending purchaser should not rely on them as statements or representations of fact but must satisfy himself/herself otherwise as to the correctness of each of them.
4. In the event of any inconsistency between these particulars and the contract of sale, the latter shall prevail