

For Sale

Asking Price: €245,000

Sherry
FitzGerald
O'Neill



51 Patrick Street, Clonakilty,
Co Cork, P85 RK16

BER D2

sherryfitz.ie



Mid terrace, 3 bedroom, traditional stone built townhouse with extension to the rear and a well maintained garden. The property is situated in a pleasant and convenient location just off the main thoroughfare of Clonakilty town.

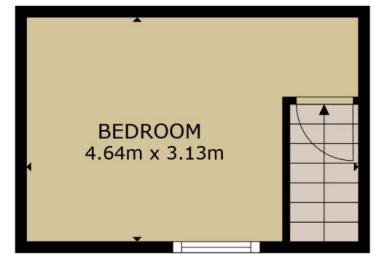
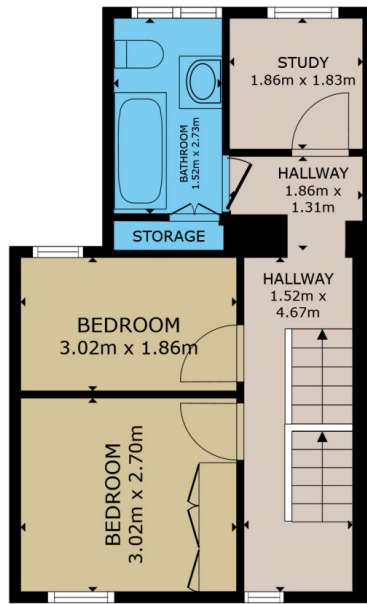
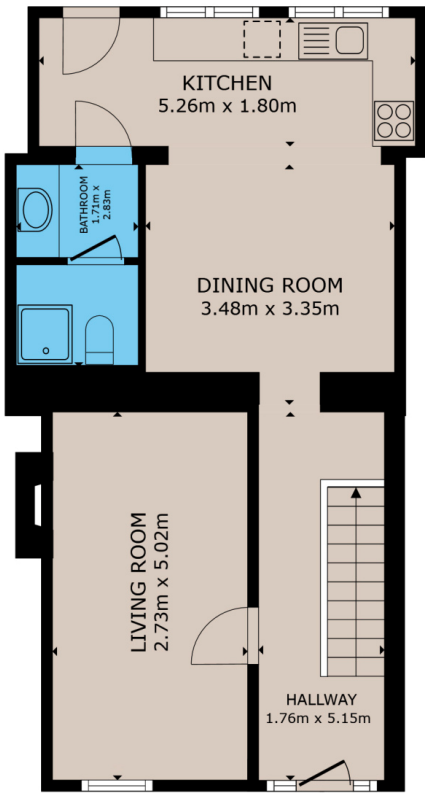
The property, which dates to c.1870, includes double glazed windows throughout, open fire place and oil fired central heating.

The accommodation extends to 94 sq. m. /1,011 sq. ft. approximately and includes entrance hall, sitting room, kitchen-dining room and shower room on the ground floor. The upper floors include 3 bedrooms and bathroom.

The east facing gardens enjoy a pleasant setting. There is a practical covered area immediately to the rear with fuel store. The garden is raised up and is laid out in lawn and benefits throughout the day.

The property offers excellent potential for use as a family home or investment property in the thriving and vibrant town of Clonakilty.





GROSS INTERNAL AREA

TOTAL : 94.11 m²

Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission, or misstatement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser.



NEGOTIATOR

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VIEWING

By prior appointment.

BER

Rating:D2
BER No: 118122662
EPI: 296.09 kWh/m²/yr

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