

REA

O'DONOGHUE & CLARKE



2 SANDLIGHTER COURT, CLONAKILTY, CO. CORK

A MOST ATTRACTIVE 3 BED TOWNHOUSE SITUATED IN THIS MATURE AND VERY POPULAR RESIDENTIAL LOCATION. THE PROPERTY WHILST IN NEED OF SOME UPGRADING HAS BEEN WELL MAINTAINED AND OFFERS BRIGHT AND SPACIOUS LIVING ACCOMMODATION AND WOULD MAKE FOR AN IDEAL STARTER / HOLIDAY HOME OR INVESTMENT OPPORTUNITY. THE PROPERTY IS SITUATED IN THE HEART OF THE TOWN AND ALL LOCAL AMENITIES TO INCLUDE LOCAL SHOPS, BARS & RESTAURANTS AND A SHORT DRIVE TO INCHYDONEY ISLAND AND ITS BEAUTIFUL BEACH.

FOR SALE

PSRA Licence No: 002428

REA O'DONOGHUE & CLARKE
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Cork.

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ACCOMMODATION

GROUND FLOOR

HALL

Ceramic Tiled Floor, Panel Heater.

LIVING ROOM/KITCHEN/DINING ROOM

20.15 x 9.30 / 14.30 x 5.90

Ceramic Tiled Floor, Storage Heater, Carpet, Wall & Floor Units, Plumbed for Washing Machine/Dryer & Dishwasher, Cooker Point, Fireplace, Power Points.

BATHROOM

10.14 x 6.84

Fully Tiled Floor & Wall, W.C., W.H.B.

STAIRS & LANDING

Hot Press.

FIRST FLOOR

BEDROOM 1

12.68 x 10.92

Carpet, Panel Heater, Power Points.

EN-SUITE

9.33 x 5.19

W.C., W.H.B., Bath with Electric Shower.

BEDROOM 2

13.72 x 7.04

Carpet, Panel Heater, Power Points.

BEDROOM 3

9.33 x 7.04

Carpet, Panel Heater, Power Points.

SERVICES

MAINS WATER/DRAINAGE, E.S.B., TELEPHONE.

HEATING

ELECTRIC STORAGE & PANEL HEATERS

WINDOWS/ DOORS

PVC DOUBLE GLAZED WINDOWS

OUTSIDE/OTHER

TOTAL FLOOR AREA: 86 SQ MTRS / 926 SQ FT
COVERED CAR PARK AREA & STORAGE SPACE.

EIRCODE: P85 X017

BER: E1 BER NO: 112512504



AMV: €135,000.00

VIEWING STRICTLY BY APPOINTMENT WITH SOLE SELLING AGENT

REA O'Donoghue & Clarke for themselves and for the Vendors or Lessors of this property whose Agents they are give notice that (i) The particulars are set as a general outline for the guidance of intending purchasers or lessees, and do not constitute part of, an offer or contract. (ii) All descriptions, dimensions, references to condition and necessary permissions for use and occupation, and any other details are given in good faith and are believed to be correct, but any intending purchasers or tenants should not rely on them