

# For Sale

Asking Price: €218,950

**Sherry  
FitzGerald**  
McDermott

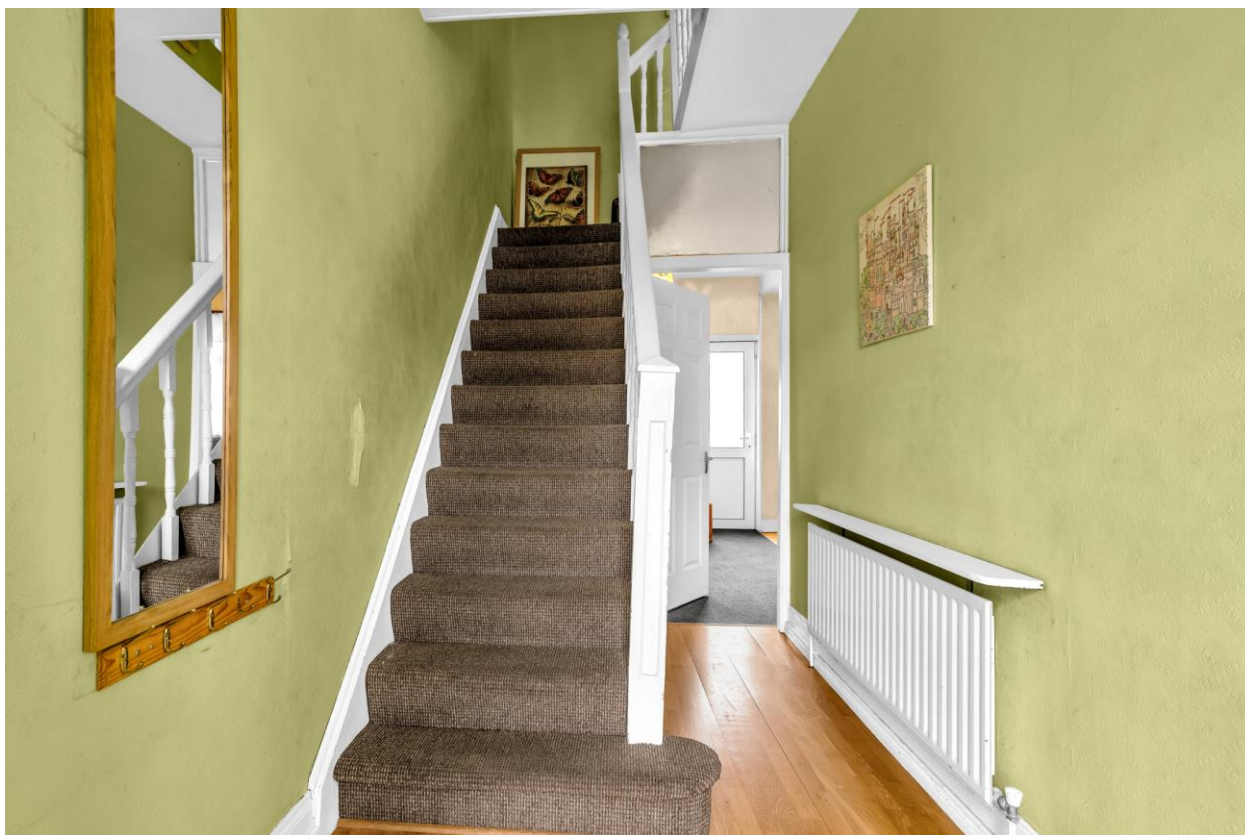


4 Mill Street, Tullow, Co. Carlow, R93 TR80

**BER** **E1**

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Close to the centre of town schools and every local amenity, this well-appointed traditional town house offers convenience beyond compare. There is private parking to rear, it's oil heated and double glazed.

In what appears to be sound structural condition, it would benefit from some mere internal upgrading.

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### Special Features & Services

- High ceilings
- Attic storage room
- Walled in garden to front
- Patio garden to rear
- Parking
- Built in 1955
- 105m<sup>2</sup>/1130 sq ft

### Accommodation

**Entrance Hall** 4.164m x 1.830m (13'8" x 6'): Polished wooden floor. Carpeted stairwell.

**Lounge** 3.880m x 4.083m (12'9" x 13'5"): Laminated wooden flooring. Tiled fireplace with inset solid fuel stove. Centre light fitting. Curtains and pole.

**Kitchen Dining Room** 5.798m x 3.420m (19' x 11'3"): Fitted floor and wall units. Extractor hood. Wall storage. Granite fireplace. Part wood, part carpeted flooring. Curtains and pole. Door to rear yard and parking.

**Landing** 2.446m x 2.493m (8' x 8'2"): Carpeted.

**Bedroom 1** 3.161m x 3.687m (10'4" x 12'1"): Laminated wooden flooring. Curtains and pole. Fireplace.

**Bedroom 2** 3.047m x 4.002m (10' x 13'2"): Double built in wardrobes. Carpeted. Curtains and pole. Fireplace.

**Bedroom 3** 3.097m x 2.041m (10'2" x 6'8"): Carpeted. Curtains and pole. Wall shelves.

**Shower Room** 2.235m x 2.526m (7'4" x 8'3"): Toilet. Sink. Cubicle shower. Airing press. Marley flooring.

**Attic Room** 5.157m x 3.439m (16'11" x 11'3"): Carpeted. Velux windows. Side storage space.



**BER** BER E1, BER No. 118200799

### Directions

From town centre, proceed onto Mill Street. Property is on right before Mill Apartments. Follow eircode R93 TR80.







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**NEGOTIATOR**

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**SOLICITOR**

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**CONDITIONS TO BE NOTED:** A full copy of our general brochure conditions can be viewed on our website at <http://www.sherryfitz.ie/terms>, or can be requested from your local Sherry FitzGerald office. We strongly recommend that you familiarize yourself with these general conditions.

PSRA Registration No. 001945