

For Sale
No. 21 Green Street, Waterford.



Extended four bedroom end of terrace property, with substantial side entrance, located just off Ballybricken on Green Street in Waterford City within easy walking distance to the City Centre and a host of local amenities. Accommodation is provided with entrance hall, sitting room, dining room, living room, kitchen, four bedrooms and main bathroom. This property has the benefit of an enclosed rear yard. Heating is provided for by oil fired central heating. Ideal investment property or starter home. Viewing comes highly recommended. For further details please contact DNG Thomas Reid Auctioneers on 051-852233.

Asking Price €89,000

Accommodation

Entrance Hall

Carpet Flooring, decorative radiator cover.

Sitting Room

3.62 x 3.01

Laminate wood flooring, curtains to window, coving to ceiling.

Dining Room

4.71 x 1.92

Tiled floor, wood panelled walls to dado height, storage under stairs.

Hot Press

Living Room

4.53 x 3.03

Pine wood flooring, coving to ceiling, curtains to window.

Kitchen

2.73 x 3.03

Tiled floor and splashback, cream fitted kitchen with ground and eye level units, electric hob and oven, side entrance.

First Floor

Landing

Landing in Pine wooden flooring

Bedroom 1

3.00 x 3.14

Pine wooden flooring, curtains to window.

Bedroom 2

3.18 x 3.07

Pine wooden flooring, curtains to window.

Bedroom 3

2.43 x 3.07

Pine wooden flooring, curtains to window.

Bedroom 4 / Study

2.72 x 1.95

Pine wooden flooring, curtains to window.

Main Bathroom

2.02 x 2.03

WC, WHB, Bath with electric Triton T90Si electric shower. Tiled walls.

Heating Oil Fired central heating

Features

Extended to include two reception rooms, dining room and four bedrooms. Substantial side entrance suitable for vehicular access. Aluminium single glazed windows and doors.

Viewing by prior appointment with agents DNG Thomas Reid Auctioneers

Phone: 051-852233



Entrance Hallway



Kitchen



Kitchen



Landing



Main Bathroom



Bedroom



Bedroom



Bedroom



Side Entrance

DOUGLAS NEWMAN GOOD
DNG

THOMAS REID
FOR SALE

www.dng.ie

tel. 051 852233

Where as every effort has been made to ensure the accuracy of these particulars, the contents there in are for description and general information purposes only and should not be fully relied upon. Thomas Reid Auctioneers and their servants or agents assume no responsibility for and give no guarantees, undertakings or warranties concerning the accuracy, completeness or up to date nature of the information and do not accept any liability whatsoever arising from any errors or omissions. The information does not constitute or form part of a contract and can not be relied on as a representation of fact. Receipt of these particulars is under the strict understanding that all further dealings with this property be conducted with Thomas Reid Auctioneers. All express, implied representations or guarantees, warranties or terms and conditions that may arise under law, custom, usage or otherwise are expressly excluded to the fullest extent permitted by the applicable law.