



54 Foster Terrace, Ballybough, Dublin 3

c. 1,615 sq. ft. / 150 sq.m

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For independent mortgage advice contact GMC Mortgages. Call 1890 462 462 or email info@gmc.ie.

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54 Foster Terrace, Ballybough, Dublin 3

DNG are delighted to represent the sale of 54 Foster Terrace, Ballybough, a very charming and attractive 4 bedroom semi-detached period red-brick home built in 1926 with a south-west facing rear garden. This majestic property boasts 12 ft. high ceilings, original coving and ceiling roses, spacious rooms, a modern high gloss cream kitchen and has been recently refurbished throughout.

The accommodation extends to a total floor area of c. 1,615 sq. ft. and comprises entrance hallway, living room, lounge, dining room, kitchen/breakfast room and downstairs wc on ground floor level. Upstairs, first floor accommodates 3 double bedrooms with 3 en suites with a further 4th bedroom and en suite at second floor level.

Foster Terrace enjoys a settled and quiet neighbourhood which is conveniently close to a host of local amenities and services including Croke Park, a selection of shops, cafes, restaurants and many transport services run directly by. Dublin city centre is within 1 km walking distance which makes this a super base for city living. Clontarf and the seafront promenade are also within a quick 15 minutes walk away.

Accommodation

Entrance Hallway - 1.35m x 7.83m
Solid oak flooring, fully alarmed, coving, ceiling rose.

Living Room - 3.74m x 4.46m
Solid oak flooring, feature fireplace, coving, ceiling rose, opens into the lounge area.

Lounge - 3.62m x 4.01m
Solid oak flooring, solid fuel stove, coving, ceiling rose.

Dining Room - 2.97m x 2.37m
Tiled floor, door to rear, skylight.

Kitchen/Breakfast Room - 3.04m x 4.71m
Tiled floor and splashback, fully fitted cream high gloss kitchen, double doors to lean-to storage.

Downstairs WC -
Tiled floor, wc, whb.

Landing - 1.57m x 3.62m

Bedroom 3 (First Floor Return) - 3.1m x 3.38m
Carpeted, built in wardrobes.

En Suite - 1.26m x 3.13m
Fully tiled, wc, whb, bath with overhead shower.

Bedroom 1 - 3.74m x 5.56m
Carpeted, built in wardrobes, hot press.

En Suite -
Fully tiled, wc, whb, shower.

Bedroom 2 - 3.6m x 3.81m
Carpeted, built in wardrobes, hot press.

En Suite -
Fully tiled, wc, whb, shower.

Landing -
Turned stairs to second floor

Bedroom 4 - 4.32m x 5.08m
Carpeted, built in wardrobes, hot press, 3 x velux skylights.

En Suite - 2.29m x 1.71m
Fully tiled, wc, whb, shower.

Gardens -
Small cast-iron railed front garden. South West facing rear garden with high wall and storage sheds.

BER: E2
BER No. 111563045
Energy Performance Indicator: 363.68 kWh/m²/yr

Features

- Double glazed uPVC windows.
- Gas fired central heating.
- 12 ft. high ceiling and very spacious rooms throughout.
- Sunny south west facing rear garden.
- 4 en suite double bedrooms.
- Attractive red-brick facade.
- Original features throughout

View By Appointment

Asking Price: €450,000

