

20 St. Mary's Terrace, Midleton, Cork



**For sale by online auction at 11.00am on
Thursday 1st February 2024 –
see www.eracork.ie**

ERA Downey McCarthy offer to the market this two storey, three bedroom mid terrace house situated on St. Mary's Terrace in Midleton, Co. Cork. Whilst in need of modernisation the property benefits from its convenient location close to the town centre and all amenities along with a large garden area to the front.



AMV: €135,000



60 South Mall, Cork.

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PSRA No. 002584

| FEATURES

- Approx. 72.48 Sq. M. / 780 Sq. Ft.
- BER F
- In need of modernisation
- Extension to the rear
- Large garden to the front of the property
- On street parking
- Walking distance to Midleton town centre and all amenities including shops, supermarkets, schools, restaurants, cafes, bars, hospital
- 5 minutes' drive to Midleton train station
- Easy access to N25 road network

| LIVING ROOM

3.89m x 4.35m (12'7" x 14'2")

A front door from the public footpath allows access to the main living room. The room has one centre light piece, two wall-mounted light pieces, a fitted display cabinet, one window to the front, a marble and timber surround fireplace, two wall-mounted radiators and laminate timber flooring. An open arch allow access to the dining room.



| DINING ROOM

2.6m x 4.37m (8'5" x 14'3")

This room features one centre light piece, wall-mounted radiator, laminate timber flooring and ample power points. Open plan to this room is the kitchen area and there is also access to the main bathroom.



| KITCHEN

2.71m x 2.46m (8'8" x 8'0")

The kitchen has fitted units at eye and floor level with worktop counter and tile splashback, a gas hob, electric oven and grill, stainless steel sink vinyl flooring, one radiator and a door allowing access to the rear.



| BATHROOM

2.2m x 1.61m (7'2" x 5'2")

The bathroom features a four piece suite including an electric shower fitted over the bath, one window to the rear, one centre light piece, wall tiling and vinyl flooring.



| STAIRS AND LANDING

A staircase from the living room allows access to the first floor. The stairs has carpet flooring.

| BEDROOM 1

3.01m x 3.53m (9'8" x 11'5")

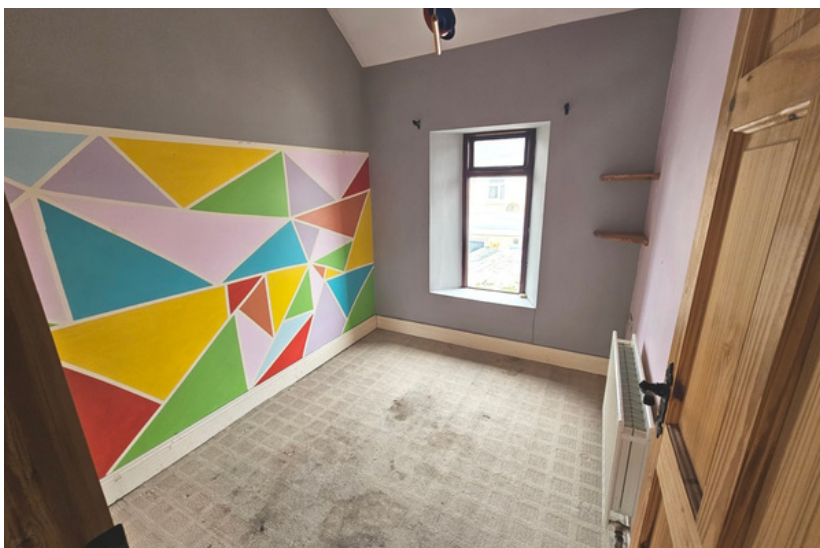
This double bedroom has two windows to the front of the property, carpet flooring, one centre light piece, a wall-mounted radiator and power points.



| BEDROOM 2

3.53m x 2.08m (11'3" x 6'8")

This bedroom has one window to the rear of the property, carpet flooring, one centre light piece, a wall-mounted radiator and power points.



| BEDROOM 3

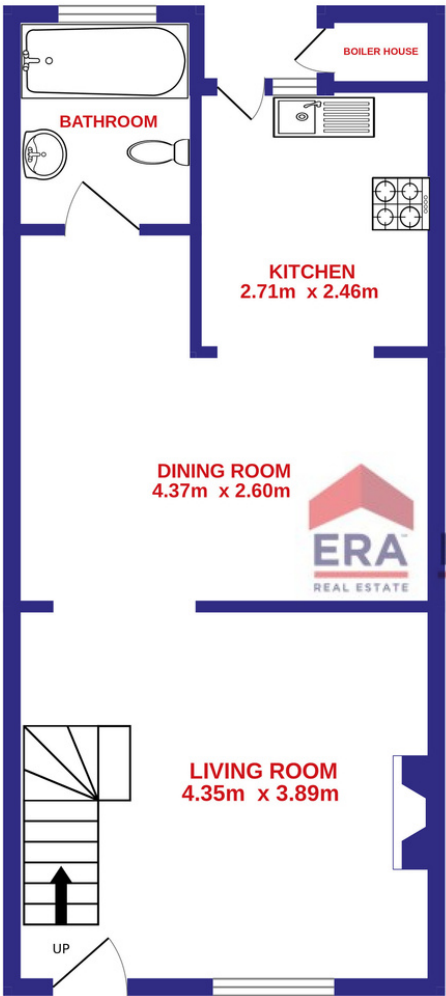
2.6m x 2.2m (8'5" x 7'2")

This bedroom has one window to the rear of the property, carpet flooring, one centre light piece, a wall-mounted radiator and power points.

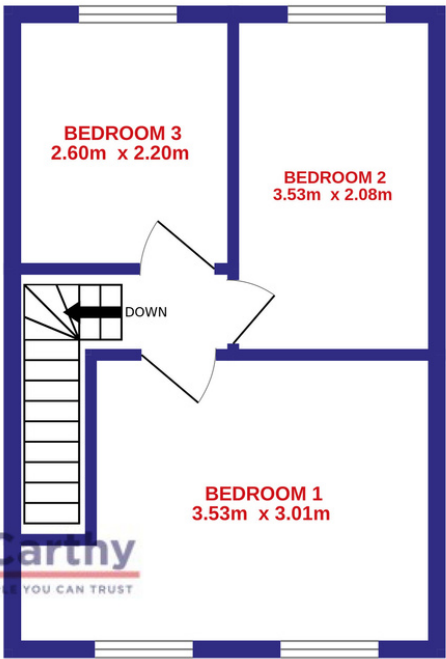


| FLOOR PLAN

GROUND FLOOR



1ST FLOOR



TOTAL FLOOR AREA : 72.5 sq.m. approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.

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| DIRECTIONS

Please see Eircode P25 ND29 for directions.



| ALL ENQUIRIES TO:

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Downey McCarthy
THE PEOPLE YOU CAN TRUST

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