

For Sale

Asking Price: €169,000

**Sherry
FitzGerald**
O'Leary Kinsella



Apt 16 Viking Wharf,
Templeshannon,
Enniscorthy, Co Wexford
Y21 YD07

BER E1

sherryfitz.ie



Welcome to this charming top floor apartment located in the heart of Town.

This well-presented property boasts 2 bedrooms, 1 reception room, and 1 bathroom, offering a comfortable and convenient living space in walk in condition. The apartment features a south westerly facing balcony, perfect for enjoying the views and fresh air. The open-plan layout creates a bright and airy atmosphere, with ample natural light streaming through the windows. The modern kitchen is equipped with all the necessary appliances and provides a great space for cooking and dining. Both bedrooms are spacious and offer a peaceful retreat after a long day.

Situated in a prime location, this apartment is close to local amenities, the train station, and recreational facilities, making it an ideal choice for professionals, couples, or small families. Don't miss the opportunity to make this wonderful property your new home. Contact us today to arrange a viewing!

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Accommodation

Entrance Hall

Kitchen/Sitting/Dining Room 6.50m x 5.30m (21'4" x 17'5"):
kitchen: tile flooring and backsplash, fitted kitchen units,
electric oven and hob, fridge, living/dining: carpet flooring,
double doors to balcony

Bedroom 1 2.42m x 4.75m (7'11" x 15'7"):
Carpet flooring

Bedroom 2 3.336m x 3.39m (10'11" x 11'1"):
Carpet flooring

Bathroom 1.82m x 1.95m (6' x 6'5"):
wc, whb, bath



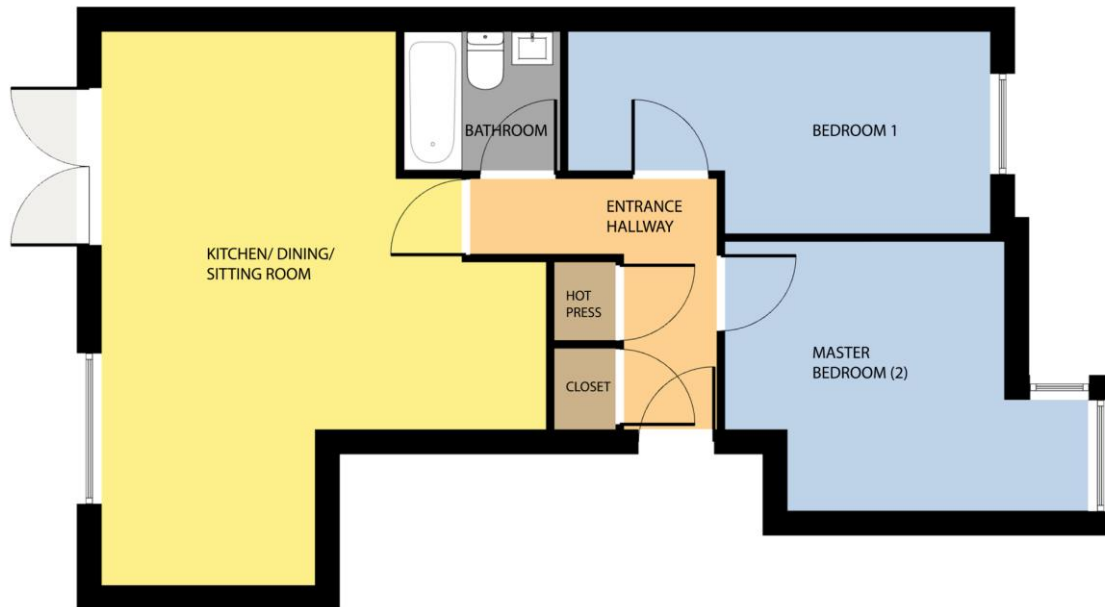


Special Features & Services

- Central location.
 - Purpose built Apartment Block
 - Close to train station and bus stop.
 - Walk-in condition
-
- Services
 - Mains water, sewage, electric storage heating, management fee €1500 per annum (includes bins).



GROUND FLOOR



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

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Directions

From Enniscorthy Town proceed over the old bridge past Treacy Hotel and take the second left and proceed down this road and the property is on the left hand side





NEGOTIATOR

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SOLICITOR

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