

8 Lotabeg Terrace, Mayfield, Cork City



ERA Downey McCarthy Auctioneers are delighted to launch to the market this well presented and recently extended three bedroom mid terraced townhouse located close to all amenities in Mayfield. Lotabeg Terrace overlooks a green area across from Our Lady Crowned Credit Union and is adjacent to the church of the same name.



€190,000

PSRA Licence No. 002584

Accommodation

- Hallway
- Living Room 4.81m x 3.36m

The hallway is fully carpeted, has one centre light piece, one radiator and access to the living room, sitting room and stairs is accessed from here.

The living room has one window to the front of the property with blind, curtain and curtain rail. The area has one radiator, one centre light piece, a fireplace, solid wood flooring and the gas boiler is also housed in the living room behind an enclosed unit. A doorway from the living room allows access into the kitchen/dining area.



- Kitchen/Dining Area 5.97m x 3.71m

The kitchen/dining area has extensive storage units throughout the room. The area has laminate timber flooring, one centre light piece, one radiator and one window towards the rear of the property with blinds, curtains and curtain rail. The washing machine is stored away from the kitchen area in a press behind a solid wooden door.

The kitchen has an extractor fan, oven, fridge, sink and tiled splash back. Access to the rear garden is gained from the kitchen/dining as well as access to the Guest W.C.



- Guest W.C 2.52m x 1.27m

The Guest W.C has a three piece suite, a Mira Sport shower in a shower cubicle with fully tiled walls, one wash hand basin, one W.C., one window

that looks out to the side of the property, one centre light piece and laminate wooden flooring.

- Bedroom 3 3.13m x 2.71m

This downstairs bedroom has one window looking out over the front of the property with blind, curtain and curtain rail. The room has a solid wood floor, one centre light piece and one radiator. This could be an ideal office/study/playroom if required.

- Stairs & Landing

The stairs and landing are fully carpeted, the landing has one centre light piece, one radiator and one window facing the rear of the property. The landing gives access to all rooms upstairs with solid wooden doors leading into all rooms.

- Bedroom 1 4.88m x 2.76m

The main bedroom is very spacious and has a dual aspect with one window facing out to the front of the property and one window facing out towards the rear. The room has a wooden floor, one centre light piece, one radiator and extensive storage from a built-in wardrobe.



- Bedroom 2 3.17m x 3.42m

Another large double bedroom, this room has a window looking out to the front of the property with a fitted blind, curtain rail and curtains. The room has one centre light piece, one radiator, wooden flooring and a built-in storage area.



- Main Bathroom 1.67m x 2.31m

The main bathroom has fully tiled walls and floors and one frosted window looks out to the rear of the property with blinds, curtain rails and curtains. This bathroom has a three piece suite, with a fitted bath, wash hand basin, W.C., one centre light piece and one radiator.

Features

- 860 sq. ft. approx.
- Very large back garden
- Private yard to rear
- Natural Gas Central Heating
- PVC Double Glazed Windows throughout
- Much sought after location close to all amenities
- Extended modern fitted kitchen with integrated appliances
- Two bathrooms, one on each floor
- One downstairs bedroom
- Located on a regular bus route

Outside



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