

FOR SALE

No. 17 Bridget Street, Fermoy,
Co Cork. P61 XT82



Paul O'Driscoll Auctioneer is delighted to present No. 17 Bridget's Street Fermoy to the market. This well-appointed 4-bedroom home extending to over 2000 sq. ft is in a prime location only two minutes' walk from the town square.

The interior features delightful rooms of elegant proportions and is enhanced by stylish décor merged with original period detail.

The ground floor of this two-storey home includes an imposing entrance hall, large living room with fireplace, glass panel double doors leading to dining area, kitchen and snug, laundry room, guest toilet and a spacious home office/study.

Upstairs has four generous bedrooms, one main bathroom and a private en-suite.

The property stands proud on the street scape with its elegant Victorian style and its four panelled solid teak front door with fan light overhead.

Side entrance with original wrought iron double gates leading to very private mature walled rear garden. The terraced garden is well laid out with lawn, flower beds and patio areas. There is an open plan west facing seated area with overhang roof.

No. 17 is situated within a short stroll of a host of local amenities including shops, café's, bus routes, town park, primary and secondary schools, sporting facilities and is within a 5-minute drive of the M8 motorway.

Viewing of this property is highly recommended by sole selling agent.

ACCOMMODATION

Entrance Hall: (22ft x 6ft 6)

Once through the wonderful Victorian front door with its overhead fan light detail, you enter a very spacious hallway with mosaic style tiled flooring and featured staircase. Dado rail, cornicing and radiator with cover.

Guest Toilet: (3ft x 3ft 10)

Timber featured walls and tiled around sink. Toilet and wash hand basin.

Living room: (20ft 10 x 14ft 7)

Carpet, featured marble fireplace with cast iron insert and built in stove. Two radiators with covers. 10-foot-high ceiling and picture rail. Double glass doors leading to the dining area.

Large south facing window.

Dining area: (16ft 7 x 16ft 1)

Timber flooring. Vaulted pine ceiling with two Velux windows. Large glass panelled featured window overlooking private garden with door. 3 radiators.

Large open archway to the kitchen cum snug.

Kitchen area: (13ft 7 x 10ft 9)

Tiled flooring. Fully fitted solid timber kitchen with wall and floor units. Featured brick wall and tiled splashback. 1 Window. Fitted extractor fan. Built in Smeg hob and Neff oven.

Plumbed for dishwasher.

Snug: (13ft 6 x 7ft 1)

Cast-iron oil-fired stove. Two windows overlooking rear garden. Tiled flooring. Painted timber ceiling with recessed lighting running through the kitchen and snug area.

Laundry Room: (10ft 7 x 9ft 7)

Tiled flooring. Fully fitted wall and floor units. Water softener and plumbed for utilities. 1 window. Modern oil-fired condenser boiler.

Home Office/Study: (13ft x 10ft 11)

Carpet. 10-foot-high ceiling and picture rail. Large south facing window. Cast iron ornate fireplace not currently in use. Built in open shelving. This is a very bright spacious home office/study.

Spacious carpeted stairs and landing with two windows.

On the break of the landing are one bedroom and bathroom.

Stira staircase leading to large attic space which is floored and ideal for storage.

Main Bathroom: (8ft 10 x 8ft 7)

Timber flooring. Radiator. Window. Walk in pressure rain shower unit. Bath, toilet and wash hand basin.

Bedroom: (15ft 3 x 8ft 11)

Carpet. Radiator. 1 large window overlooking rear garden. Built in wardrobe.

Stairs and landing leading to upper level

Carpeted stairs and landing with dado rail and corning.

Main Bedroom: (12ft 5 x 13ft)

Solid timber flooring. Radiator. Window. Picture rail. Built in book shelving. Fully fitted walk in wardrobe. (4ft 4 x 8ft 1)

Ensuite: (7ft 9 x 8ft 1)

Solid timber floor and partly tiled walls. Toilet, bidet, walk in pressure rain shower unit and built in vanity unit. Radiator. Window.

Bedroom: (11ft 1 x 10ft 1)

Carpet. Radiator. Window. Built in wardrobe.

Bedroom: (17ft 5 x 9ft 11)

Solid timber flooring. Radiator. 2 windows. Built in wardrobe. Study/work station with open shelving.

SERVICES

Mains water

Mains sewage

Oil fired zoned central heating

Pressurised water system providing constant hot and cold water.

High speed fibre broadband

Building Energy Rating (BER) C3

GUIDE PRICE

Offers in excess of €325,000

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