

44 Gladstone Street
Clonmel
Co. Tipperary
Rep. of Ireland

QUIRKE
P. F. QUIRKE & CO. LTD.
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H730

No.4762



15 Gortmalogue, Clonmel E91 TN59

- Ideal starter/family home
- Close to Clonmel town centre
- Gas central heating
- Deck area
- Back yard with garden shed

Guide Price €210,000

44 Gladstone Street Clonmel County Tipperary
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15 Gortmalogue, Clonmel E91 TN59

Brought to the market by P.F. Quirke & Co. Ltd is an excellent turn key, three bed mid-terrace residence, situated in Gortmalogue, Clonmel. This is a great residential location and houses here are always much sought after. The accommodation includes an Entrance hall, Sittingroom, Living/Dining room, Kitchen and Utility at ground floor while at first floor is a Bathroom and three Bedrooms. The rear comprises of a decking area with tarmac yard with a large storage shed. The property has been extensively modernised and has good quality fittings, PVC windows and doors and gas central heating. This is an excellent family/starter home. We recommend early inspection.

Entrance hall 1.08m (3'7") x 4.56m (15'0")

laminated wood flooring

Sitting Room 4.24m (13'11") x 3.55m (11'8")

laminated wood flooring, gas insert stove, wood panelling, sliding door

Living/Dining Room 5.56m (18'3") x 3.48m (11'5")

laminated wood flooring, solid wood stove, wood panelling

Kitchen 2.73m (8'11") x 2.45m (8'0")

tile floor, built-in storage units at eye and floor level, tile splashback

Utility 2.51m (8'3") x 2.56m (8'5")

laminated wood flooring, sliding door to rear garden

Upstairs Landing 2.93m (9'7") x 1.5m (4'11")

carpet, wood panelling,

Main Bathroom 2.45m (8'0") x 1.88m (6'2")

tile floor, tiled walls, shower, whb, wc

Bedroom 1 3.49m (11'5") x 3.29m (10'10")

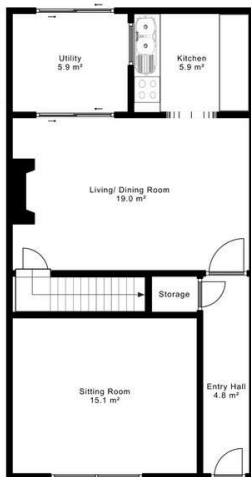
wall to wall built-in wardrobes, laminated wood flooring

Bedroom 2 3.58m (11'9") x 3.82m (12'6")

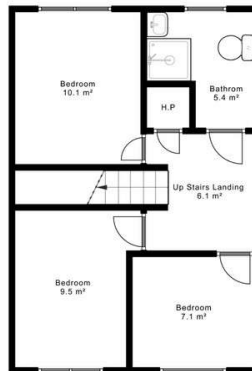
built-in wardrobes, laminated wood flooring

Bedroom 3 2.54m (8'4") x 2.48m (8'2")

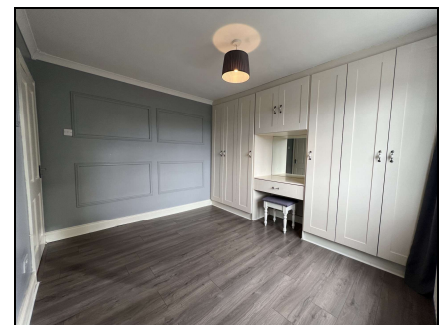
laminated wood flooring



Ground Floor



First Floor



Total Floor Area: 93 sqm (1001sqft) Approx.



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