

44 Gladstone Street
Clonmel
Co. Tipperary
Rep. of Ireland


QUIRKE
P. F. QUIRKE & CO. LTD.
Auctioneers, Valuers, Estate Agents.

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02189

No.5026



4 Davis Row, Clonmel, E91 CC96

- 2 Bedrooms
- Off Street Parking
- PVC windows
- Close to Town Centre

Guide Price €140,000



44 Gladstone Street Clonmel County Tipperary
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<https://www.pfq.ie/> PSRA Lic No: 001721



4 Davis Row, Clonmel, E91 CC96

Brought to the market by P.F. Quirke and Co. is a compact single storey residence located on the Waterford road adjacent to Showgrounds shopping centre, Dunnes Stores, Lidl and within walking distance to town centre. The property has PVC windows. The accommodation includes hall, living/dining room, kitchen, two bedrooms, bathroom, garden and concrete area to the front with off street parking, small yard with garden shed to rear. The property may qualify for vacant homes grant. This is an ideal opportunity to purchase a compact residence with wonderful potential in a popular residential location. Early inspection invited.

Entrance Hall 0.95m (3'1") x 4.3m (14'1")

Double glazed PVC front door, Lino floor

Living/ Dining Room 2.31m (7'7") x 3.2m (10'6")

Lino floor, Double glazed PVC windows, Open fire

Kitchen 2.97m (9'9") x 3.53m (11'7")

Tiled floor, Tiled Walls, Double glazed PVC rear door

Bathroom 2.2m (7'3") x 1.68m (5'6")

Tiled floor, Tiled walls, Whb, W/C, Electric shower over bath

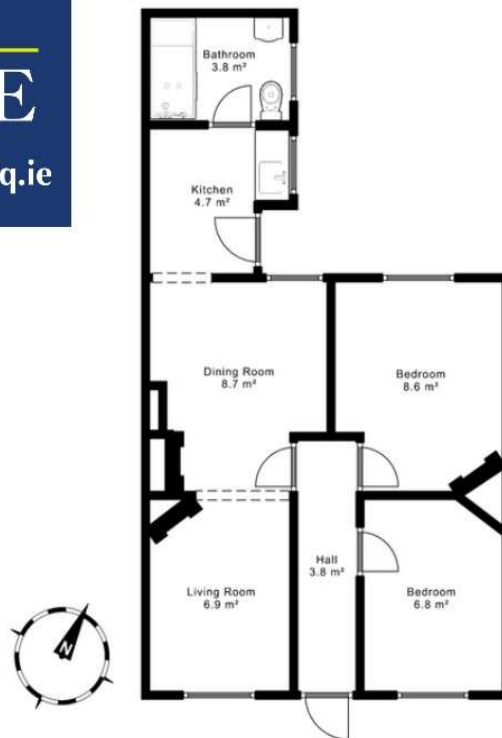
Bedroom 1 2.28m (7'6") x 3.13m (10'3")

Lino floor, Double glazed PVC window

Bedroom 2 2.72m (8'11") x 2.88m (9'5")

Lino floor, Double glazed PVC window, Tiled fireplace

Total Floor Area: 41 sqm (441 sqft)



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