

44 Gladstone Street
Clonmel
Co. Tipperary
Rep. of Ireland

QUIRKE
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No.5358



21 Gortmalogue, Clonmel, E91 W209

- End-of-terrace 3 bed.
- Large site of 0.11 acres, mature garden
- Oil fired central heating, Double-glazed windows
- Easy access to N24, Cahir, Waterford, Kilkenny etc.
- Short drive to town centre

Guide Price €240,000



44 Gladstone Street Clonmel County Tipperary
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21 Gortmalogue, Clonmel, E91 W209

PF Quirke & Co are delighted to present 21 Gortmalogue, Clonmel to the market. This well-maintained end-of-terrace home occupies a generous site of approximately 0.11 acres and benefits from a large corner garden, side access and a detached studio, offering excellent outdoor space and versatility.

The accommodation comprises a welcoming living room, entrance hall, kitchen and dining room at ground floor, while upstairs are three bedrooms and a family bathroom. All three bedrooms benefit from built-in wardrobes, providing practical and generous storage throughout the home.

Externally, the property is complemented by well-maintained gardens, with the substantial corner garden offering excellent potential for family living, entertaining or further landscaping. The side access adds to its convenience, while the studio provides a useful additional space suitable for a home office, hobby room or a variety of other uses.

Located in the popular Gortmalogue area of Clonmel, close to all amenities with local bus stop 50mts from the house, number 21 offers a combination of comfortable accommodation, generous gardens and excellent potential, making it an appealing home for a wide range of purchasers. We recommend early inspection.

Entrance Hall 4.65m (15'3") x 1.07m (3'6")

Living Room 3.57m (11'9") x 4.27m (14'0")
Laminate wood floor.

Dining/Sitting Room 3.51m (11'6") x 5.47m (17'11")
Laminate wood floor. Insert electric stove.

Kitchen 4.9m (16'1") x 2.88m (9'5")
Laminate wood floor, units at eye & floor level, oil boiler, whb, tile splashback & door leading to back garden

Upstairs Landing 2.88m (9'5") x 1.94m (6'4")
Carpet

Bedroom 1 3.58m (11'9") x 4.12m (13'6")
Carpet, built in wardrobe

Bedroom 2 3.52m (11'7") x 2.86m (9'5")
Carpet, built in wardrobes.

Bathroom 2.51m (8'3") x 1.93m (6'4")
WHB, WC, Bathtub & shower, tile splashback.

Bedroom 3 2.54m (8'4") x 2.38m (7'10")
Carpet, built in wardrobe

Studio/ Shed 5.63m (18'6") x 2.73m (8'11")



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