



Main Street, Cappamore, Co. Limerick



Price €175,000



For Sale by Private Treaty two-storey townhouse situated in a prime location on Main Street, Cappamore, within walking distance of all local amenities including shops, schools, churches, sporting facilities and public transport links.

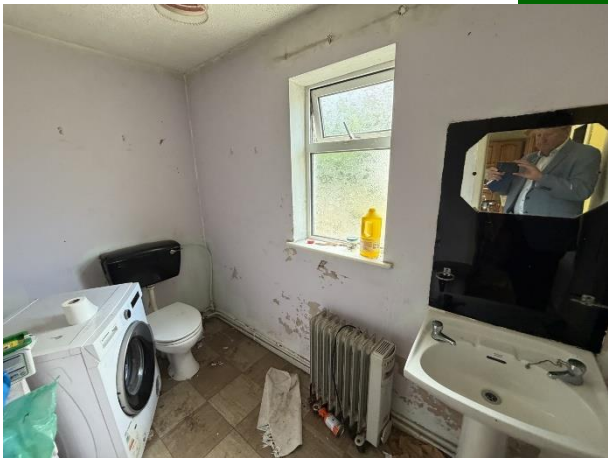
Limerick City is just 20 minutes drive while other local attractions include the Slieve Felim Walkways and The Clare Glens. Great local primary school and a thriving secondary school at nearby Doon.



The accommodation comprises of entrance hallway, kitchen, dining room, three bedrooms, main bathroom and wc and whb offering excellent potential for owner-occupiers, first-time buyers or investors alike.

This home boasts a large rear yard, providing ample outdoor space with a range of useful out offices suitable for storage, workshop use or future development potential (subject to the necessary planning permissions).

While the property would benefit from upgrading throughout, it offers tremendous scope for renovation and improvement to create a comfortable home for first time buyers, right sizers or as an investment property in the hub of Cappamore.



Viewing is highly recommended and strictly by appointment

Rooms:

Entrance hallway

2.03m (6'8") x 1.03m (3'5")

Sitting room

Feature fireplace. Tiled flooring

4.08m (13'5") x 3.06m (10'0")

Dining room

Fireplace

4.09m (13'5") x 3.09m (10'2")

Kitchen / Dining room

5.02m (16'6") x 3m (9'10")

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Wc and whb off

3m (9'10") x 1.01m (3'4")

Bedroom 1

Single room

3.08m (10'1") x 2.01m (6'7")

Bedroom 2

Double room

4.01m (13'2") x 2.06m (6'9")

Bedroom 3

Single room

3.03m (9'11") x 2.03m (6'8")

Bathroom

2.05m (6'9") x 2.03m (6'8")

Features:

- Solid fuel heating system
- Large rear yard with several out offices
- Vehicular and pedestrian side entrance
- Very convenient location
- Good internal layout
- Sensible price point



Property Directions:

Enter eircode V94HW37 to your mobile device to direct you straight to this property.

Agent Information:

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Disclaimer

These particulars do not form any contract and are for guidance purposes only. Computer generated images, maps and plans are not drawn to scale and measurements are approximate and for guidance only. Intending purchasers must satisfy themselves as to the accuracy of detail given to them verbally or as part

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