



5 Bowman Street, Limerick



Guide Price

€185,000



GVM Auctioneers are delighted to offer for sale by private treaty 5 Bowman Street, Limerick City. This property offers a potential purchaser a rare opportunity to acquire a property in this prime residential located within walking distance of the city centre and also in very close proximity to Mary Immaculate College, The Limetree Theatre and an array of educational and sporting amenities. Ideal for those in search of an investment opportunity, owner occupier or DIY enthusiast.



While this property requires refurbishment, the location is truly superb. Proven rental area. Several major employers and the Central Business District are within a short commute, enhancing its appeal for investors and professionals alike. A short stroll will take you to the majestic People Park, enjoy a meandering walk along the banks of the nearby river Shannon or for those that enjoy travelling Colbert Train & Bus Station is at your doorstep. Inspection is highly recommended.

Rooms:

Entrance Hallway

Sitting room

Open fireplace

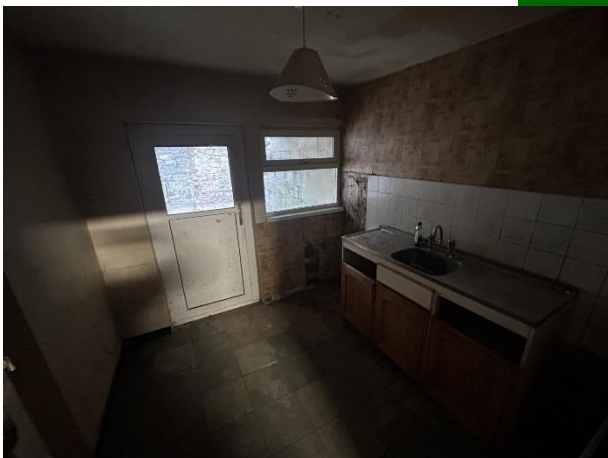
3.07m (10'1") x 5.01m (16'5")



Kitchen

Tiled flooring

2.03m (6'8") x 2.06m (6'9")



Bathroom

Fully tiled

3.02m (9'11") x 1.08m (3'7")



Bedroom 1

Double room

3.02m (9'11") x 4.03m (13'3")

Bedroom 2

Double room

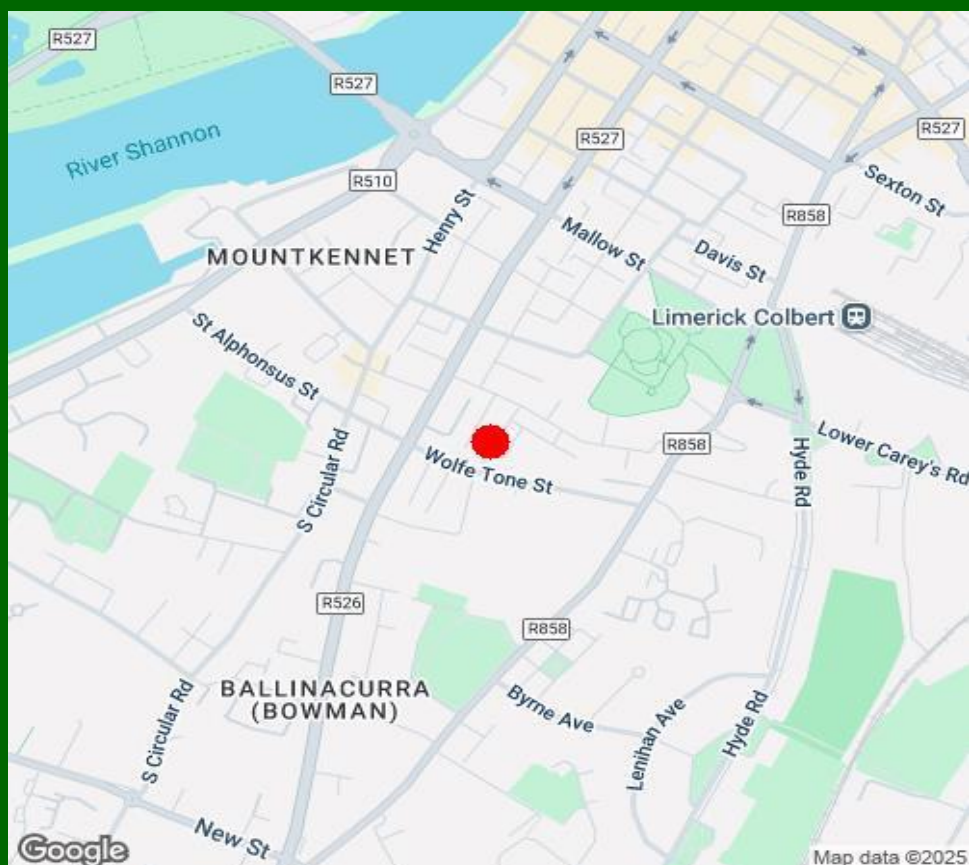
3.04m (10'0") x 2.03m (6'8")



Features:

- Superb city centre location
- High rental demand area
- Ideal for first-time buyers, right sizers or investors
- The property is situated in a mature and quiet residential area, just minutes from Limerick city
- Rear yard with potential to extend
- Double glazed windows
- Gas fired central heating
- Many original features
- On street parking to the front of the property with permit





Property Directions:

Enter eircode V94W0HE 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 of this brochure. Such information is given in good faith and believed to be correct. However neither the vendor nor their agents shall be held liable for any inaccuracies therein.

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