



4 Church Street, Kings Island, Limerick.
V94 DF7Y



Guide Price
€240,000



GVM Auctioneers are delighted to introduce to the market this charming and beautifully appointed 2 bedroom end of terrace residence nestled in the heart of Limerick's medieval quarter, one of the most historic areas of the City.



This exceptional property is within walking distance of all city centre amenities, really oozing class and character having recently undergone substantial renovation work that has been completed to an impeccable standard. This delightful home is an ideal opportunity for first time buyers or right sizers to get on the property ladder at an attractive price point whilst also enjoying all the benefits of such a central location. Would also be a good investment opportunity. Tranquil local walkways on the banks of the river. A home that oozes character and class. Viewing of this very attractive property is very highly recommend. BER exempt.

Rooms:

Entrance Hallway

Tiled flooring.

Sitting Room

TV point. Laminated flooring. 3 double sockets. Feature fireplace.

3.09m (10'2") x 3.04m (10'0")



Kitchen

Fully fitted kitchen. Tiled flooring. Built in oven and hob.

3.03m (9'11") x 3.01m (9'11")



Bathroom

Tiled flooring.

2.08m (6'10") x 2m (6'7")

Bedroom 1

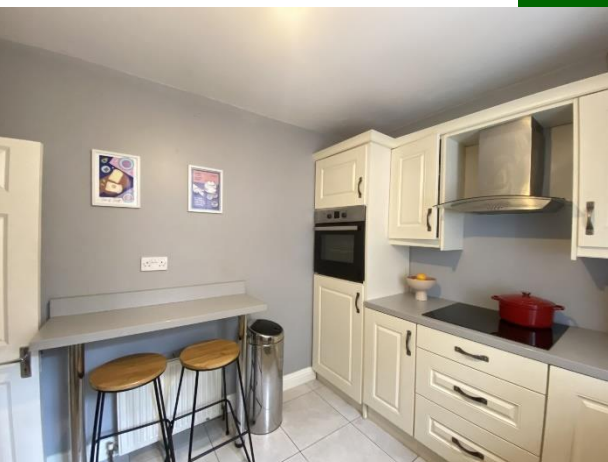
Double room with wooden flooring. Feature fireplace.

5.04m (16'6") x 3.06m (10'0")

Bedroom 2

Double room with wooden flooring. Feature fireplace.

3.07m (10'1") x 2.06m (6'9")

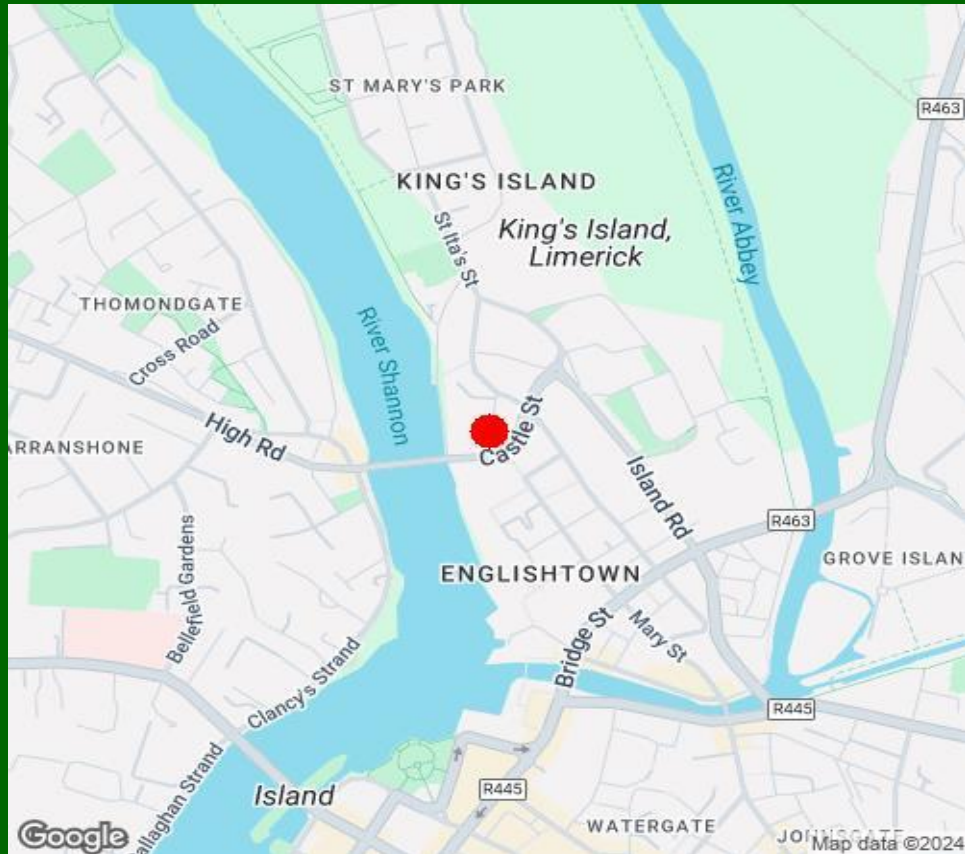




Features:

- Tastefully renovated and refurbished property
- Oozes location, location, location
- Public transport nearby
- Enclosed courtyard to rear
- Double glazed UPVC windows
- Gas fired central heating
- Enormous character
- Attractive price point
- Beautiful cut stone facade





Property Directions:

Enter Eircode V94 DF7Y to your mobile device to bring you straight to the door of this property. GVM sign erected thereon.

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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