

For Sale by Private Treaty

3 Ardfoyle Place, Ballintemple, Cork T12 H33E



Located in this leafy suburb in the heart of Ballintemple, Ardfoyle Place is a three bedroomed Edwardian style terraced property located immediately adjacent to all services.

The house which dates from the 1930s has many original and attractive features and has the advantage of a very private garden to the rear. This is a great opportunity to acquire a quality residence in a great location with potential for improvement.

Viewing comes highly recommended.

Viewings Strictly By Appointment

**TERRACED HOUSE
3 BED - 2 BATH
93 sqm (1,001 sqft)**



Agent: **Brian Olden**
Phone: **087 221 1174**

Accommodation

Ground Floor

Entrance Hallway

Original period tiles. **5.0m x 2.0m**

Dining Room

5.0m x 4.0m
Timber flooring, feature open fireplace with iron surround.

Living Room

4.0m x 4.0m
Timber flooring feature open fireplace with iron surround.

Kitchen

4.0m x 3.0m
Gally style kitchen, range of fitted kitchen appliances with built ins, door to rear.



First Floor

Master Bedroom

4.0m x 3.5m
Timber flooring, ornate wrought iron fireplace incorporating tiled insert, door to wardrobe.

En Suite

3.0m x 2.0m
WC, wash hand basin, walk in shower, vinyl flooring.

Bedroom 2

5.0m x 4.0m
Timber flooring, ornate wrought iron fireplace incorporating tiled insert.

Bedroom 3

3.0m x 2.0m
Timber flooring.

Main bathroom

2.0m x 2.0m
WC, wash hand basin, bath with shower, timber flooring.



Outside

Mature gardens to the front & rear laid out in lawns, mature shrubbery and patio area.

Features

- * Original features throughout
- * Gas heating
- * Walking distance of all amenities
- * Mature front and rear gardens
- * Access via rear



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