



Listowel, V31YA78, Kerry

**** UNDER OFFER **** No. 41 is located along Upper William Street in Listowel, comprising of a mid-terrace 2/3 bedroom dormer style dwelling.

No. 41 is located along Upper William Street in Listowel, comprising of a mid-terrace 2/3 bedroom dormer style dwelling. This charming dwelling will appeal to a wide variety of buyers and viewing is highly advised. Accommodation comprises of: entrance hall, bedroom 1/reception, living, kitchen/dining, utility & shower and 2 bedrooms on the first floor. Externally, there is an enclosed yard with lean-to store and wc. There is gated vehicle access to the rear yard from the laneway. All mains services (water, sewer and electricity connected), electric storage heating and single glazed windows. Viewing are strictly by appointment only - Dillon Prendiville Auctioneers 068-21739. Accommodation: Entrance Hall 1.3m x 2.2m Tiled floor. Front Reception Room 3.2m x 2.5m Fitted carpet and double doors to living room. Living Room 3.0m x 3.1m Fitted carpet - access to kitchen/dining. Kitchen/Dining 4.5m x 2.5m With fitted kitchen, hot-press, Velux roof light and rear door access to rear yard. Utility & Shower Room 3.0m x 1.7m Plumbed for washing machine - electric shower, wc and whb. Lobby 1.6m x 4.0m With staircase to first floor - storage space underneath staircase. Landing 2.5m x 1.5m Landing with fitted carpet. Bedroom 1 3.0m x 3.0m Fitted carpet and Velux. Bedroom 2 4.5m x 2.8m Fitted carpet - overlooking William Street. Lock-up Store 2.8m x 1.5m With electricity supply, clothes dryer and plumbed with wc - concrete rear yard with gated access. Features: Location, location, location. Stone built mid-terrace. Proximity to all amenities. Rear yard with gated access. Viewing is highly advised - call 068-21739.

MORE INFORMATION

BER Rating

BER Rating : G BER Number : [113306310](#) BER Energy Performance Indicator : [570.06](#)

BASE INFORMATION:

Rooms : 3
Bath : 1

BUILDING INFORMATION:

House Style : Mid-terrace dormer
Number of Floors : 2
Floor area (Total) : 80