



34 Cathal Brugha Street, X91 T04E, Waterford

Three bedroom end of terrace house convenient to the city centre.

Attractive three bedroom end of terrace house located in a quiet and established residential area convenient to the city centre and a host of amenities. The property is within a short walk to the Mercy Convent, Hyper Centre with Post Office, bank, chemist and sports shop. The Carrickpherish link road provides easy access to the IDA Industrial Estate, Waterford Institute of Technology and the N25 By-pass. Nicely proportioned light filled rooms with newly fitted carpets. Well maintained throughout and recently redecorated.

Accommodation Entrance Hall Livingroom - 3.5m x 2.7m Fireplace. Kitchen - 3.8m x 3.5m S.s.s unit. Built in cupboards. Airing cupboard. Integrated electric cooler. Extractor. Washing machine. Dishwasher. Fridge. Showerroom Electric shower, w.c and w.h.b. First Floor Bedroom 1 - 4.4m x 2.7m Built in wardrobe.

Bedroom 2 - 3.4m x 2.8m Bedroom 3 - 2.5m x 2.4m

BASE INFORMATION:

Bed : 3
Bath : 1

BUILDING INFORMATION:

Number of Floors : 2

CONVENIENCE:

General Amenities: Electric Shower, Double Glazed Windows,
Appliance Amenities: Washing Machine, Range/Oven, Dryer, Dishwasher,
Energy Savings Amenities: Oil Fired Central Heating,

NEIGHBORHOOD:

Super market : 5 minutes by Walk
School : 2 minutes by Walk
Cinema : 12 minutes by Walk
Bus station : 5 minutes by Car
Train station : 5 minutes by Car
Town center : 12 minutes by Walk