

FOR SALE | By Private Treaty |

POWER
PROPERTY

Limerick | Galway | Athlone

**6 Gerard Street
Limerick
V94 FP2T**

**7 Gerard Street
Limerick
V94 ECF4**

RESIDENTIAL



- Located within walking distance of Limerick City Centre and Mary Immaculate College.
- 2 no. terraced residential properties with the benefit of rear access.
- The properties can be sold in one or two lots.
- Ideal renovation project and / or residential investment

ENQUIRIES TO



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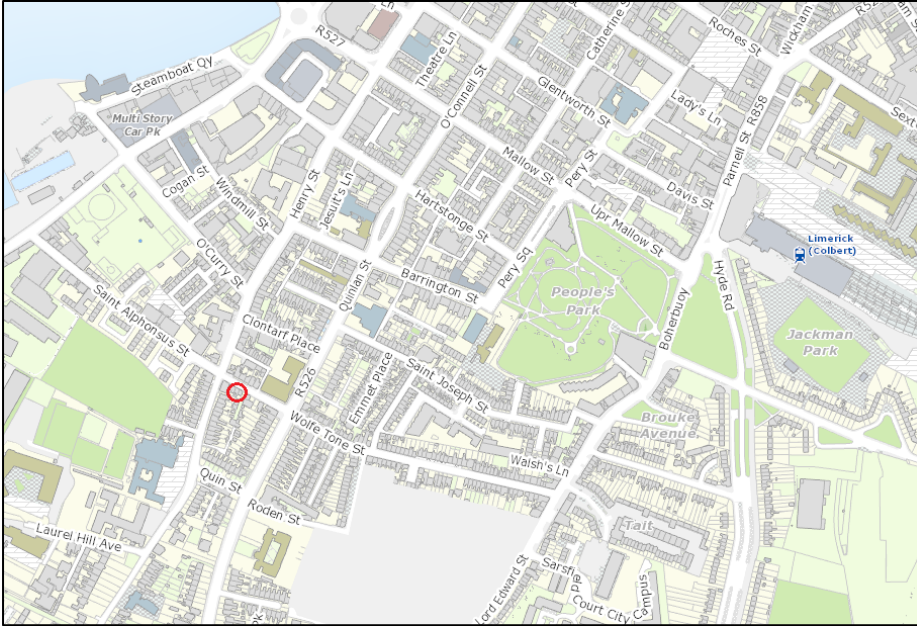
Find out more online at ppg.ie

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LOCATION

Power Property are delighted to introduce to the market 6 & 7 Gerard Street, Limerick. This property is located off O'Connell Avenue approximately 1 km from Limerick City Centre.

The property is ideally located close to both National and Secondary Schools, Mary Immaculate College (Third Level) and the Crescent Shopping Centre.



DESCRIPTION

6 Gerard Street, Limerick is an end of terrace three storey building extending to approximately 100 sq. m (1,000 sq. ft). The property is laid out to provide living and kitchen space at ground floor level with 1 no. bedroom and main bathroom located on the first floor and 2 no bedrooms located on the second floor. There is a yard to the rear of the property with a side access gate leading out onto a laneway.

7 Gerard Street is a Mid Terrace three storey building extending to approximately 111 sq. m (1,200 sq. ft). The property is laid out to provide living and kitchen space at ground floor level with 4 no bedrooms located on the first and second floor, all of which are ensuite.



FEATURES

2 no. terraced residential properties with the benefit of rear access.

The properties can be sold in one or two lots.

Ideal renovation project and / or residential investment

Well located in close proximity to Limerick City Centre and Mary Immaculate College.

BER RATING

Exempt

QUOTING PRICE

On Application

VIEWING

Strictly by appointment with the sole agents Power Property

ENQUIRIES TO

Brid Walsh or
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