

DNG Declan Woulfe
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Well Street, Ballylongford

Starting Bid: €110,000.00



For sale by DNG Declan Woulfe via the [iamsold](https://www.iamsold.ie) Bidding Platform.

Please note this property will be offered by online auction (unless sold prior). For auction date and time please visit [iamsold.ie](https://www.iamsold.ie). Vendors may decide to accept pre-auction bids so please register your interest with us to avoid disappointment.

We are delighted to present to the market this 3 bed semi-detached bungalow residence located on the outskirts of Ballylongford Village.

The property is ideally situated, within walking distance of all village amenities including Primary School, playground, church, shops and pubs. Built in the 1950s, the property extends to 73 sqm (785 sq ft) approximately and is in need of some refurbishment and modernisation throughout.

Accommodation briefly comprises entrance hallway, lounge/dining area, kitchen, 3 bedrooms and a bathroom.

All mains services (water & sewer).

Single Glazed windows.

Oil & Solid fuel heating.

BER G / BER no. 116285743

Floor Area 73.41 m2

TO VIEW OR MAKE A BID Contact DNG Declan Woulfe or iamsold, www.iamsold.ie

Auctioneer's Comments

This property is offered for sale by unconditional auction. The successful bidder is required to pay a 10% deposit and contracts are signed immediately on acceptance of a bid. Please note this property is subject to an undisclosed reserve price. Terms and conditions apply to this sale.

Disclaimer

These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements or representation of fact, but must satisfy themselves by inspection, measurement or otherwise as to their accuracy. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property. Properties may be sold via online auction or public auction and bids made prior to public auction may be accepted by the vendors. iamsold and our partner auctioneer will share relevant personal information and transactional updates with each other so that we can effectively market and sell properties including the arrangement of viewings and follow up.