

For Sale

Asking Price: €275,000

**Sherry
FitzGerald**
McDermott



Jacaranda Cottage, Rathoe, Co. Carlow, R93 EN22



sherryfitz.ie



Situated in a peaceful country town land close to Rathoe, this extended detached cottage offers privacy, extensive road frontage, agricultural sheds, a large workshop, character and charm throughout.

In one lot measuring .044 hectare/1.08 acre, it includes a paddock with separate access to one side, a mature garden and pond.

Internally, it is of traditional layout with many of its original features retained.

It must be viewed to be appreciated.

To place an offer on this property, register for your mySherryFitz account at SherryFitz.ie.



Special Features & Services

- Oil heating.
- Double glazing.
- Parking.
- Gated.
- On 1.09 acres.
- Built 1955.

Accommodation

Reception Porch 1.838m x 1.166m (6' x 3'10"): Carpeted.

Parlour/Lounge 4.003m x 3.966m (13'2" x 13'): Brick fireplace with solid fuel stove. Wooden ceiling. Curtains and pole. Built in corner unit.

Kitchen Dining Room 3.747m x 4.529m (12'4" x 14'10"): Fitted floor and wall units. Oil fired Stanley cooker. Marley flooring.

Bedroom 1 2.673m x 3.871m (8'9" x 12'8"): Downstairs. Carpeted. Curtains and pole. Wooden ceiling.

Wet Room 2.515m x 2.184m (8'3" x 7'2"): Toilet. Sink. Walk-in shower. Tiled floor and walls.

Guest W.C. 0.834m x 1.532m (2'9" x 5'): Toilet and sink. Tiled floor and walls.

Bedroom 2 3.364m x 2.830m (11' x 9'3"): Carpeted. Built in wardrobes.

Bedroom 3 2.960m x 3.786m (9'9" x 12'5"): Carpeted. Built in wardrobes.

Workshop/Double Garage 11.577 x 7.406m (11.577 x 24'4"): Concrete floor.



BER BER G, BER No. 102193448

Directions

From Rathoe Primary School proceed uphill past Church. Take next left and follow eircode R93 EN22





NEGOTIATOR

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CONDITIONS TO BE NOTED: A full copy of our general brochure conditions can be viewed on our website at <http://www.sherryfitz.ie/terms>, or can be requested from your local Sherry FitzGerald office. We strongly recommend that you familiarize yourself with these general conditions.

PSRA Registration No. 001945