

For Sale
By Private Treaty

Guide Price
€550,000

REA
JOHN LEE



CARROWKEALE

Newport, Co. Tipperary.
V94 Y88E

4-Bed Detached Residence c. 191 sq.m. on c. 10.32 acres



BER C1



reajohnlee.ie

PSRA: 002764

| Location

The property is perfectly positioned to offer the best of both worlds – peaceful rural surroundings and excellent connectivity. Limerick City and the University of Limerick are within easy reach, making this an ideal choice for families, professionals, or anyone seeking a serene lifestyle with urban amenities close by.

3.5 km Newport and 20 minutes to Limerick University and City.

| Description

Just launched to the market, this truly exceptional family home at Carrowkeale, Newport, Co. Tipperary offers the perfect blend of space, privacy, and stunning natural surroundings. Set on approximately **10.32 acres** of beautiful countryside, this **detached 4-bedroom residence** extends to c. **2,055 sq. ft.** and enjoys elevated views over the surrounding landscape.

A **stud rail entrance drive** provides a grand and inviting approach to the property, setting the tone for the quality and comfort that awaits inside. The home itself has been meticulously maintained and thoughtfully laid out to accommodate modern family living, while the expansive grounds offer unrivalled privacy and endless potential for equestrian, agricultural, or recreational use.

Key Features:

4 spacious bedrooms, including a luxurious master suite. Generous **living areas**, ideal for entertaining and family life. Elevated **10.32-acre site** with panoramic views. **Stud rail entrance drive** leading to the residence. Individually divided paddocks & electric entrance gates. Circular walking & running forest routes located 2 minutes from the house. Unmatched **privacy** in a peaceful and sought-after rural location. Just minutes from Newport town and within easy reach of Limerick City.

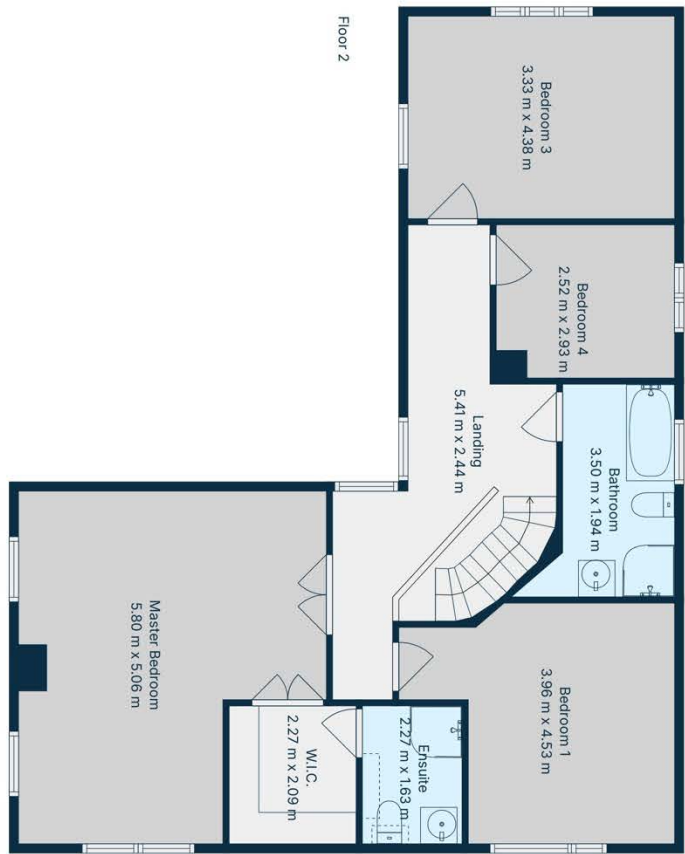
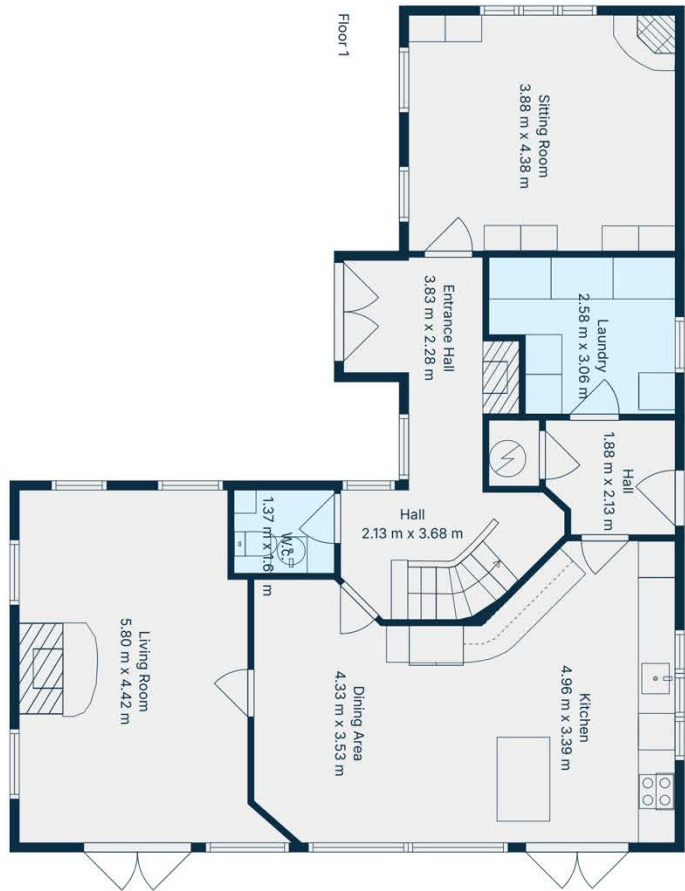
Services include; Mains ESB, Private Water, Oil Fired Central Heating, Septic tank.

Built c. 2011. Floor Area c. 2,055 sq.ft.

Call 061 378 121

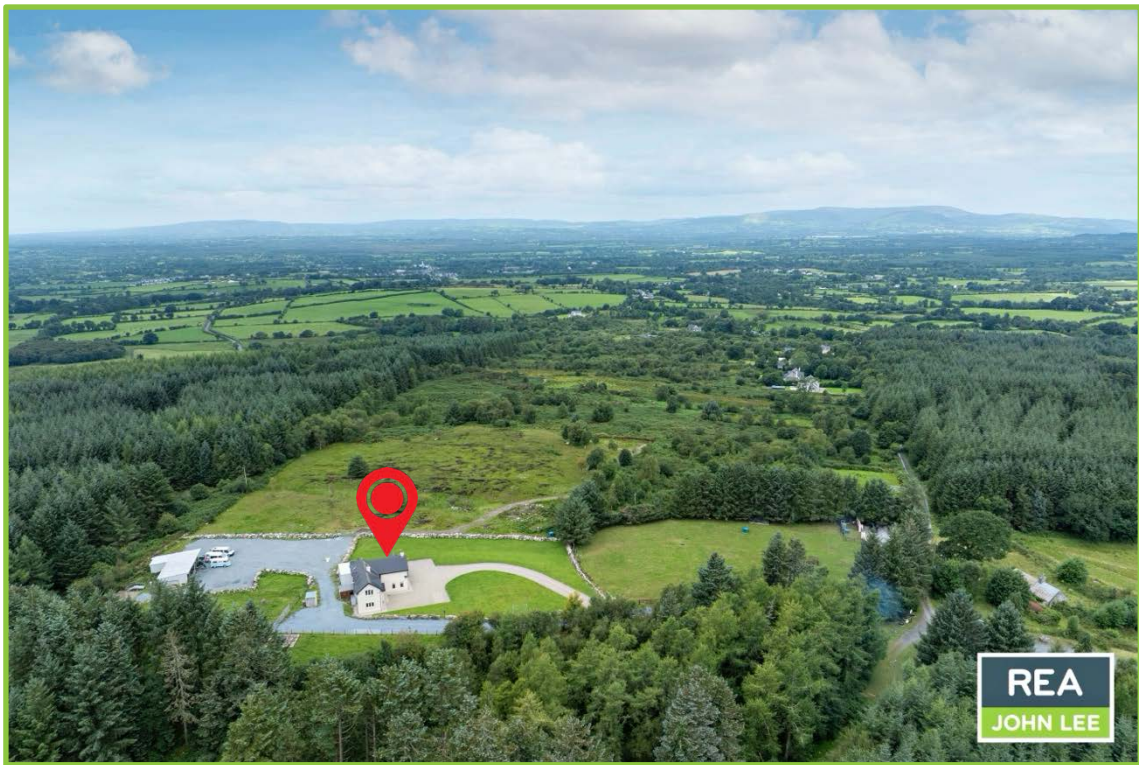


Accommodation



Floor Plan Created By Cubicasa App. Measurements Deemed Highly Reliable But Not Guaranteed.





| Outside

This outstanding home is perfect for growing families, remote working professionals, or those simply seeking space and serenity in the countryside—while remaining connected to local amenities and major routes. Set on mature grounds comprising c. 10 acres with stud railed entrance drive and ample yard area to the rear with extensive shed space.

| BER

C1
159.86 kWh/m²/yr
BER No. 118659762

| Viewing

By prior appointment.

| Directions

Enter V94 Y88E to your mobile device.

| Price

€550,000



| Selling agents

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