

Grianan, Rockgrove, Glounthaune, Co. Cork



A unique and interesting property situated on a wooded site extending to 2 acres approx., just off the main Cork to Middleton Road in Glounthaune.

The property which extends to over 2,500 sq.ft. is in need of refurbishment but offers great potential with ample grounds which affords great privacy in a very convenient location.

Located just minutes walk from Little Island Train Station and just 5 minutes from the Jack Lynch Tunnel. Schools and all other services are in the immediate vicinity.

DETACHED

4 BED 2 BATH

240 sq.m (2,600 sq. ft.)

On 2 Acres Approx.



Agent: Malcolm Tyrrell
Phone: 087 255 4116

Viewings Strictly By Appointment With Sole Agency

ACCOMMODATION

Entrance Hall Teak frame glass doorway	5.59m x 2.82m
Lounge Stone fireplace, oak panelling, double door to terrace	9.07m x 6.02m
Family Room Marble fireplace	4.82m x 3.5m
Kitchen Solid oak built in kitchen, gas fired wood stove, 'Mexican' wall tiles	5.38m x 3.29
Utility	3.4m x 1.22m
Bedroom 1 Built in wardrobes, bed surround and desk unit	4.72m x 3.35m
En-suite	1.95m x 1.85m
Bedroom 2 Built in wardrobes, bed surround and desk unit	4.7m x 3.63m
Bedroom 3 Built in wardrobes, bed surround and desk unit	4.7m x 3.65m
Bedroom 4 Built in wardrobes, bed surround and desk unit	4.7m x 3.5m
Bathroom 3 piece suite, oak panelled	4.7m x 2.05m



FEATURES

- ⇒ 1,200 sq.ft. garage
- ⇒ 2 acres of mature grounds
- ⇒ Tennis court
- ⇒ Excellent privacy
- ⇒ Separate building with residential potential
- ⇒ Convenient location
- ⇒ Gas fired central heating

SOLICITOR

Diarmuid Kilcullen, Irwin Kilcullen & Co., Solicitors,
56 Grand Parade, Cork



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