



## Whitestown Lower

Stratford On Slaney, Baltinglass, Co. Wicklow, W91 CK63.



5



3



183.19sq.m



(045) 865 568



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## For Sale by Private Treaty

### LOCATION

Conveniently located just off the N81, c. 1.5 miles from the picturesque village of Stratford-on-Slaney in this most scenic setting commanding exceptional views over the Wicklow mountains and surrounding countryside. It is easily accessible from Dublin and surrounding areas.

Baltinglass: c. 8.5kms. Blessington: c. 22 Kms. Dublin: c. 60 kms.

### DESCRIPTION:

Approached through tarmacadam drive beautiful dormer residence extends to c. 183 Square Metres standing on a large site of 0.75 acres / 0.30Ha with the most stunning views of the surrounding countryside. Internally this home is perfectly laid out for a family with bright spacious accommodation. There is plenty of room for entertaining and relaxing with a spacious kitchen/dining room with attractive kitchen and the most beautiful views. French doors lead you to the gardens. Conveniently there is a fully equipped utility room off. The stunning living room leads off the kitchen with wood burning stove and feature bay window. The two bedrooms downstairs are both doubles and a bathroom completes the accommodation on this floor. Upstairs there are three very large bedrooms and separate shower room. The gardens are laid out in lawn and to the rear there is a large patio area for the owner's enjoyment. This is a turnkey property which must be viewed to be appreciated.

### ACCOMMODATION:

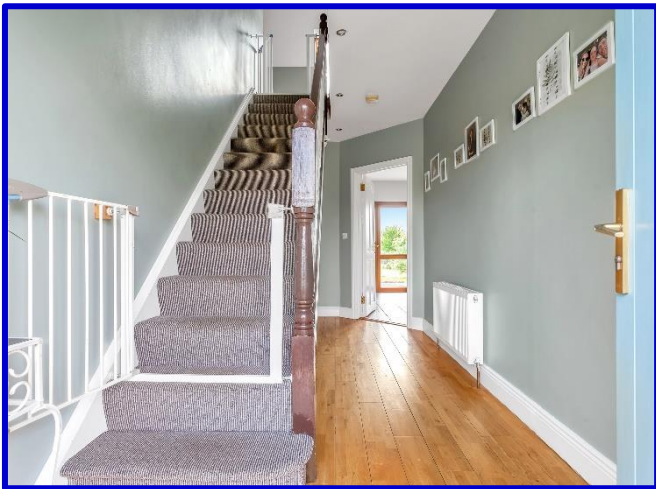
**Entrance Hall**

With wooden flooring.

**Living Room**

5.7m x 3.9m

With bay window, soil fuel wood burning stove & wooden floor.



**Kitchen / Dining Room**

6.7m x 4m

With shaker style fitted kitchen units, tiled floor, splashback, integrated dishwasher & French doors to garden.

**Utility**

2.1m x 1.7m

With fitted units, plumbed for washing machine & door to garden.



**Bathroom**

2.8m x 2m

With corner bath, W.C, W.H.B, tiled floor & part tiled walls.

**Master Bedroom**

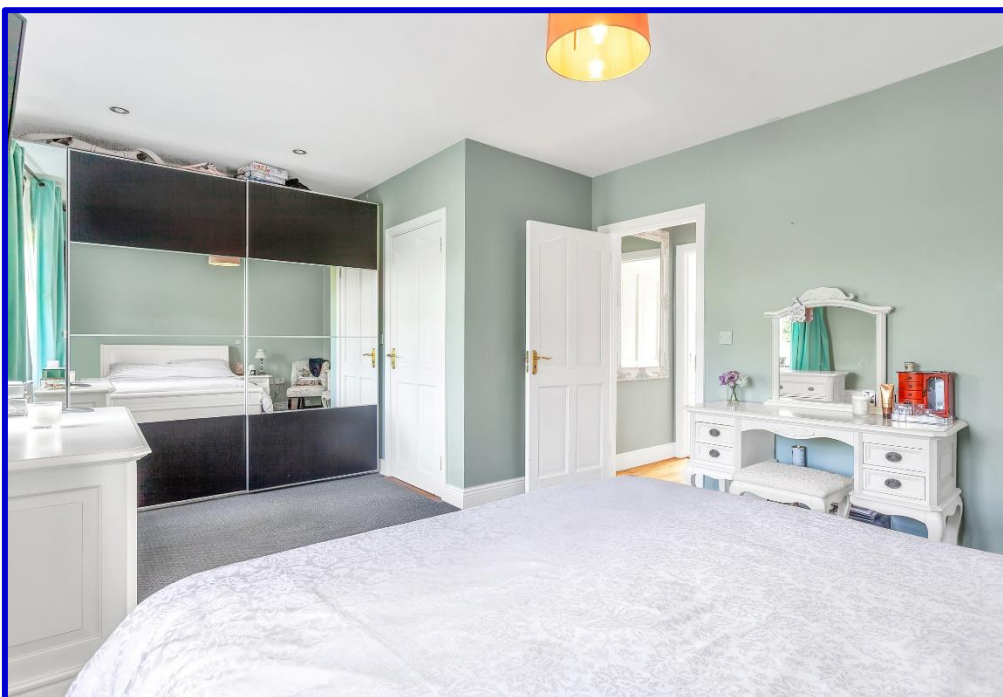
5.2m x 3.7m

With sliderobe wardrobe & En-suite.

**En-Suite**

1.8m x 1.7m

With corner shower, W.C, W.H.B, tiled floor & part tiled walls.



**Bedroom 2**

3.50m x 3m

With wooden floor.

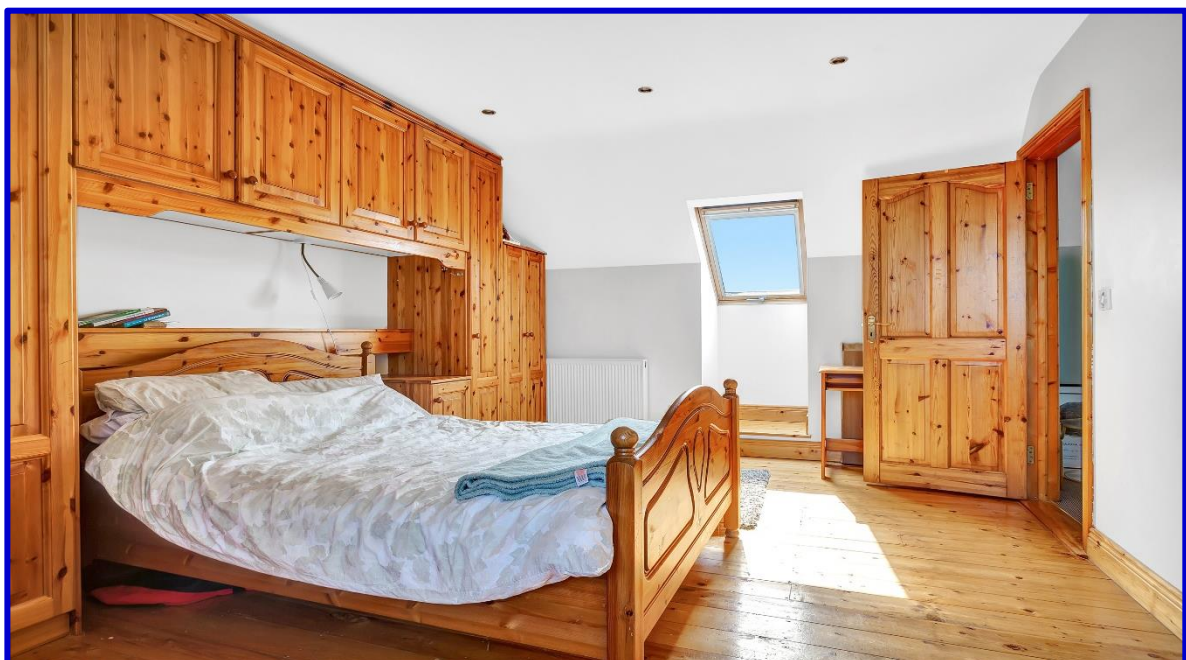
**Landing**

With storage.

**Bedroom 3**

5.55m x 3.75m

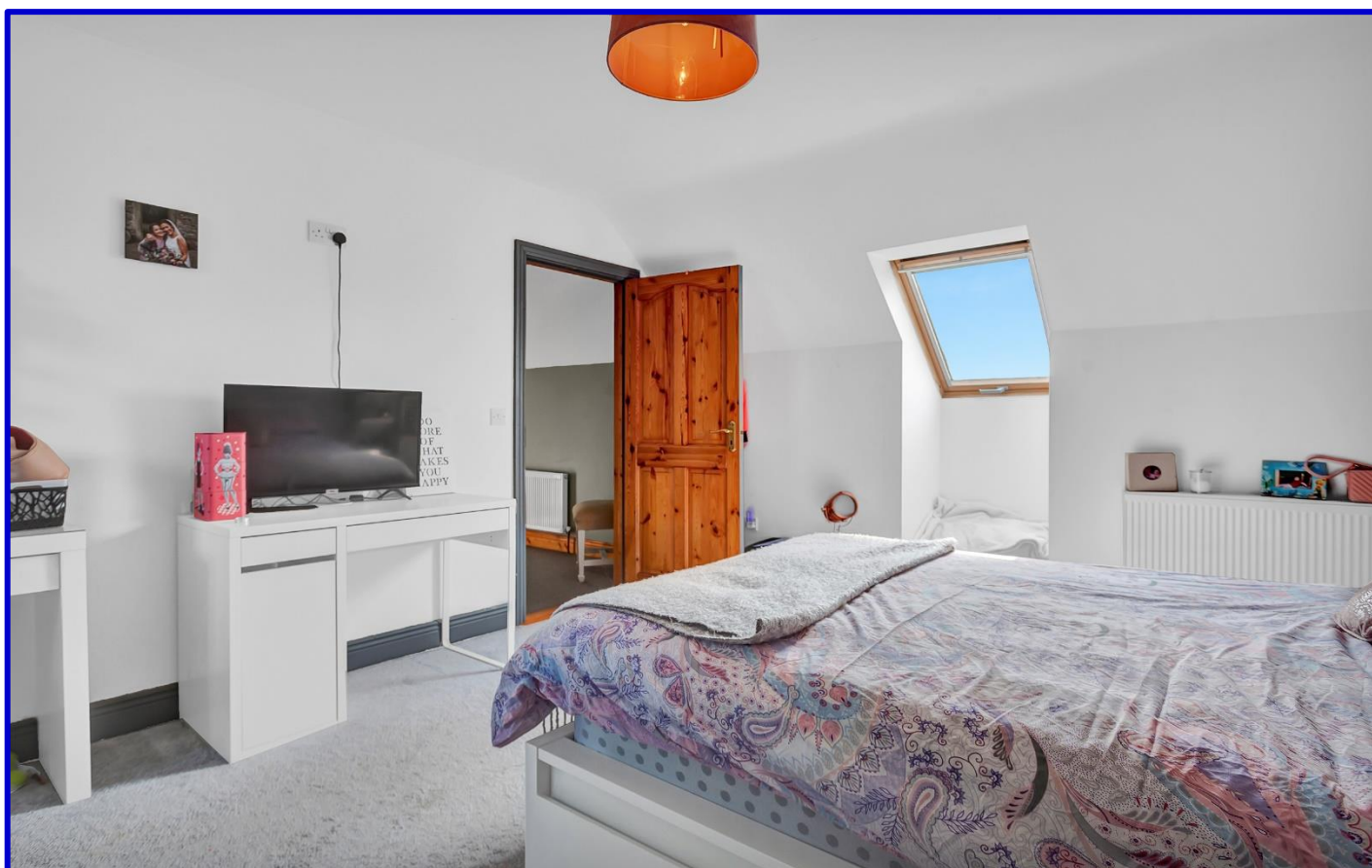
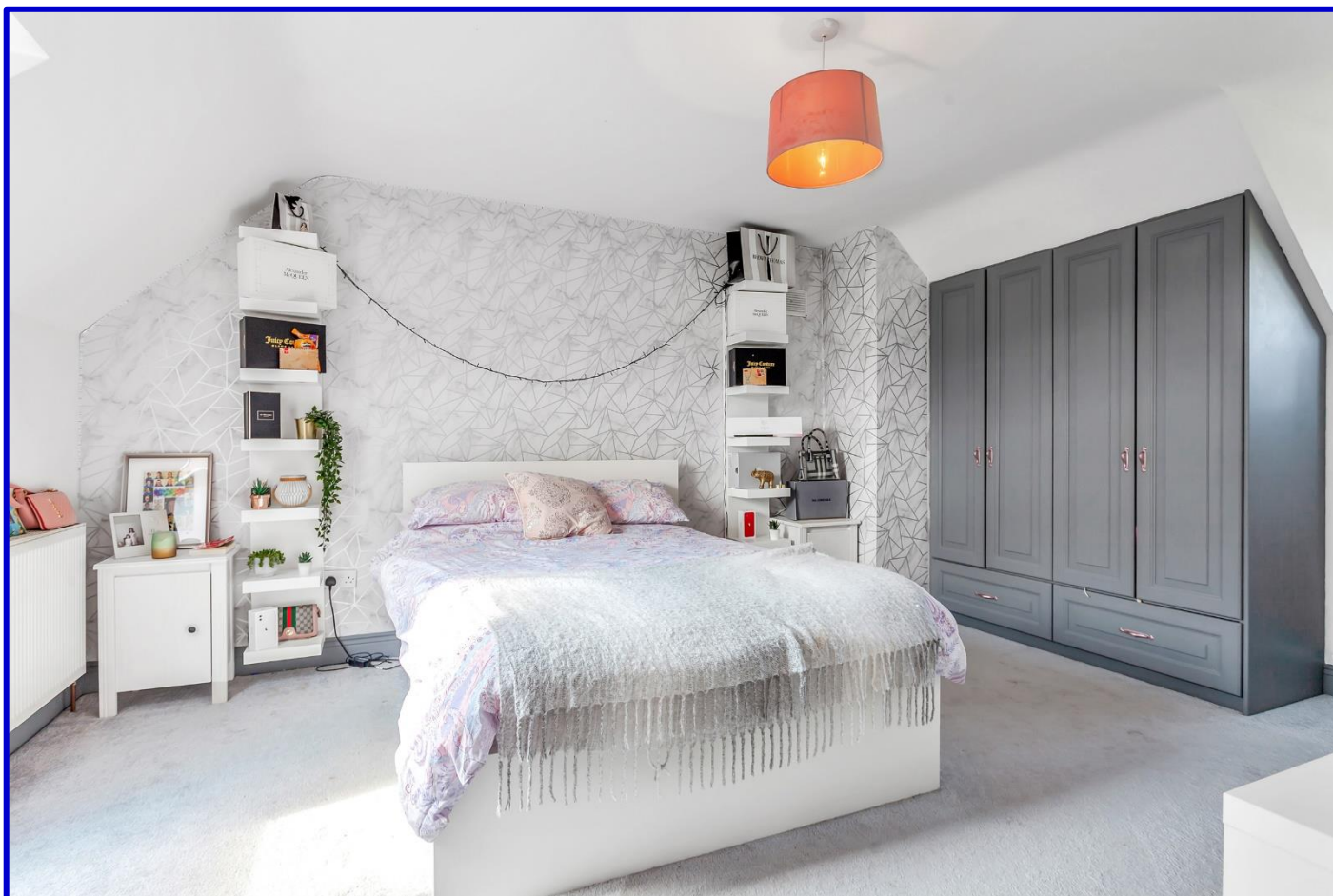
With fitted wardrobes & wooden floor.



Bedroom 4

5m x 3.60m

With fitted wardrobes.



**Shower Room**

3.25m x 2.2m

With shower, W.C, W.H.B.

**Bedroom 5**

3.25m x 3m

With wooden floors.



### OUTSIDE/SERVICES:

- Large tarmac drive.
- Gardens extending to c.0.75 acres.
- Large steel shed.
- Rear patio area.
- Water- Private Well.
- Sewage- Septic Tank.
- Heating: Oil fired central heating.



**VIEWING:**

**BY APPOINTMENT ONLY**

**BER:**

**B3**

**PRICE REGION:**

**€450,000**



**JP&M**  
**DOYLE**

Established. 1952

**Main Street, Blessington, Co. Wicklow, W91 RK28.**

**t: (045) 865568**

**f: (045) 891425**

**e: [blessington@jpmdoyle.ie](mailto:blessington@jpmdoyle.ie)**

**PSRA Licence: 002264**

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