

Baunreagh, Old Leighlin, Co. Carlow. R93 TK74

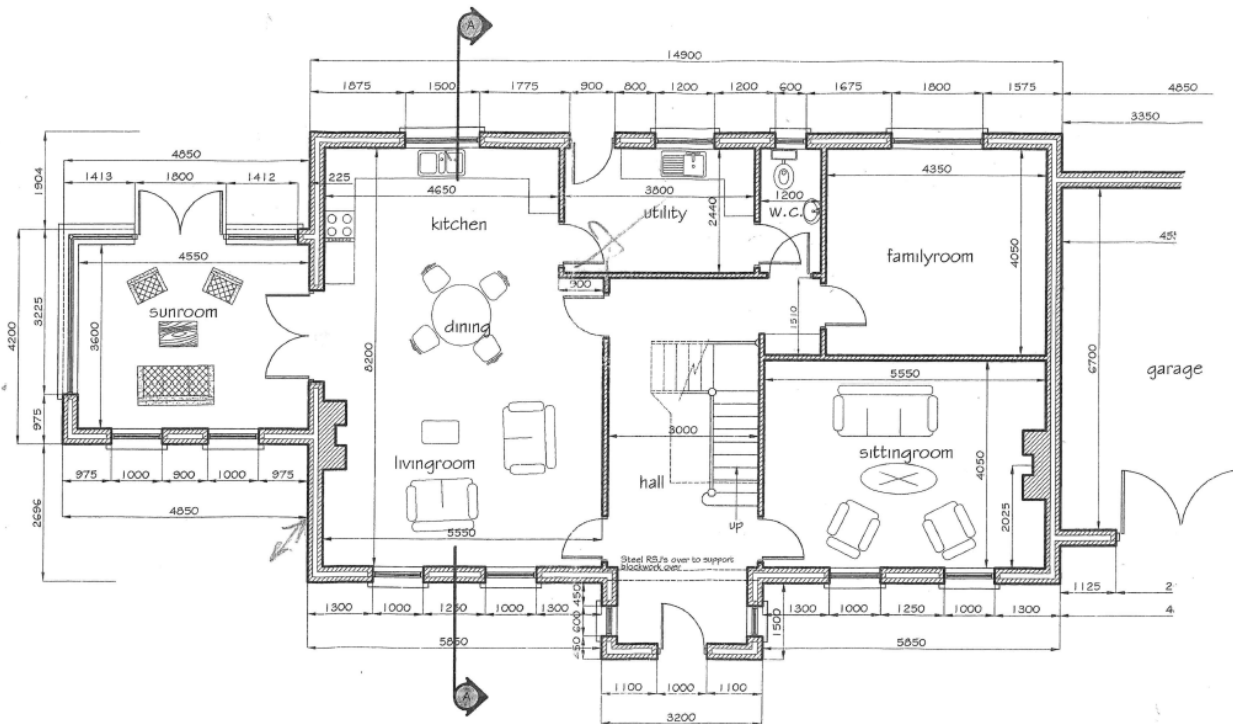
For Sale By Private Treaty



This property was built in 2007-2008, but unfinished. It extends to c.3070 sq ft / 285.29 sq m with accommodation comprising an entrance hallway, kitchen-dining-living room, 3 reception rooms, a utility, and a guest bathroom on the ground floor with 4 bedrooms, 1 ensuite, and a main bathroom on the first floor. There's also a garage attached to the property. The site area extends 0.93 Acres.

GUIDE PRICE : €250,000

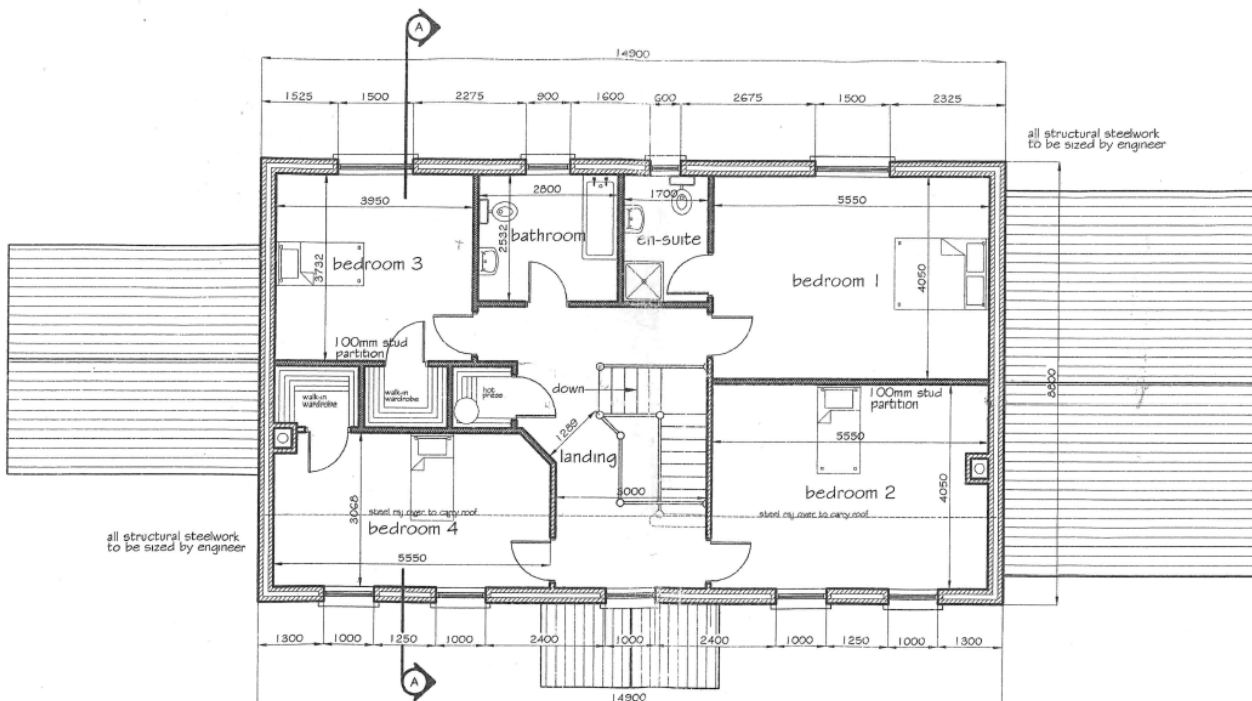
Valon



Ground Floor Layout

scale 1:75

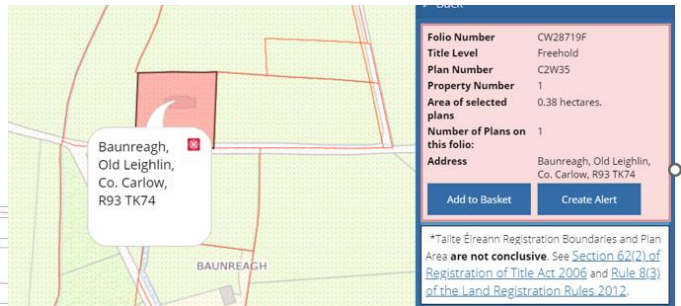
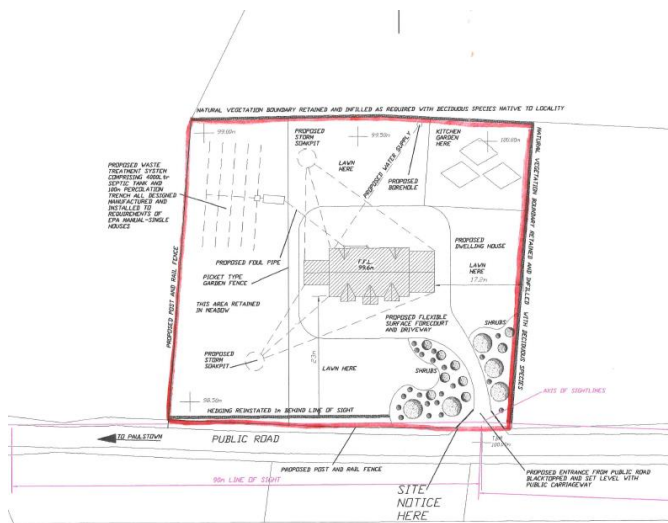
Ground Floor	= 137.54 sq. mt
Garage	= 30.49 sq. mt
First Floor	= 117.26 sq. mt
Total	= 285.29 sq. mt



First Floor Layout

scale 1:75

Ground Floor	= 137.54 sq. mt. (1480 sq. ft.)
Garage	= 30.49 sq. mt. (328 sq. ft.)
First Floor	= 117.26 sq. mt. (1262 sq. ft.)
Total	= 285.29 sq. mt. (3070 sq. ft.)

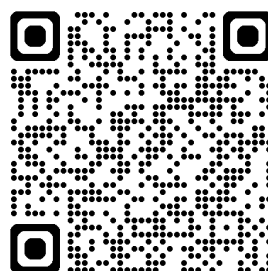


SERVICES

- There is a well bored on site and mains connection across the road.
- ESB pole is to the rear of the site
- No Septic Tank

LOCATION

- 15-18 mins drive to Kilkenny City (14km)
- 9km to Paulstown (M9 Motorway)
- Carlow 20 mins drive (19km)
- Dublin Airport 1hr 15 (118km)



CLICK TO VIEW VIDEO LINK



Aerial View of Site

Kindly note that any negotiations respecting the above property are conducted through us. We do not hold ourselves responsible in any way for inaccuracy, but will take every care in preparing particulars. All offers are subject to the property being unsold, let or withdrawn. The above may be seen by appointment only. Any reasonable offer will be submitted to the owner for consideration. If the property does not interest you, kindly advise us as to your exact requirements.