



4  3  194.sq. m

BER **B1**

2 Ocean Crest, Arklow, Co. Wicklow, Y14 A663

AMV: €800,000



PSRA: 002719-004827



- Well-maintained four-bedroom family residence boasting an impressive B-Energy Rating.
- Open-plan kitchen/dining/living room plus separate living room and sunroom.
- Beautifully landscaped gardens surrounding the property along with a generous patio area ideal for outdoor entertaining.
- Ample off-street parking on a spacious driveway.
- Excellent connectivity to the M11 Motorway, providing an easy commute to Dublin, Wicklow and Wexford.
- Adjacent to Arklow Golf Club and just minutes from Arklow's stunning coastline.
- Within easy reach of Arklow Town Centre, schools, shops, railway links, bus links and everyday amenities.

Forkin Earls Property are delighted to present No. 2 Ocean Crest to the market. This exceptional family home extends to an impressive approx. 194 sq.m. (2,088 sq.ft.) and boasts beautifully presented, meticulously maintained accommodation, complemented by a superb location and generous, landscaped grounds.

Architect-designed with modern family living in mind, this impressive home offers exceptionally well-proportioned and versatile accommodation throughout. The property comprises four spacious double bedrooms, including a generous principal bedroom suite, an impressive open-plan kitchen, dining and living area that forms the heart of the home, a separate living room ideal for relaxing or entertaining, and a bright, light-filled sunroom overlooking the gardens. Further accommodation includes three well-appointed bathrooms and a practical utility room, providing excellent everyday functionality.

Externally, the home is set amidst beautifully landscaped and meticulously maintained gardens, offering generous outdoor space for family life, entertaining and enjoying the peaceful surroundings.

No. 2 Ocean Crest enjoys an enviable position within one of Arklow's most exclusive and well-established developments, comprising just 28 detached homes. The property offers the perfect balance of coastal living and everyday convenience. Ocean Crest overlooks Arklow Golf Links and is within easy driving distance of a superb selection of renowned golf clubs along Ireland's East Coast, making the location particularly appealing to golfing enthusiasts.

Ideally located just minutes from Arklow's vibrant town centre, residents benefit from an excellent selection of shops, cafés, restaurants, supermarkets, schools and sporting facilities. The beautiful South Beach and scenic coastal walks are also within easy reach, while commuters will appreciate the property's close proximity to the M11 motorway, providing straightforward access to Dublin, Wicklow Town and Wexford. Arklow also benefits from excellent public transport links, including regular rail and bus services, making this an exceptional location for families and commuters alike.

Viewing is highly recommended and strictly by appointment only.



SALES AGENT

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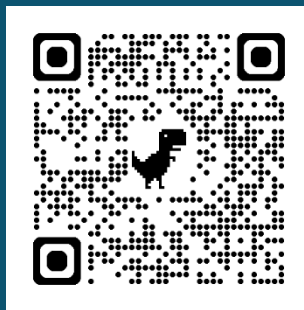
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How to place an offer:



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