

A compact residential holding on about 10 acres

Craans House, Craans, Ardattin, Carlow, R93 VX71



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About this property

Craans House is a delightful small residential holding which occupies a private and elevated situation offering stunning views of the Carlow and Wicklow countryside and mountains.

Built in c.1970, the house is accessed off a quiet countryside road, and features a bell mouth gated entrance which leads up a winding and tree lined gravel driveway towards Craans House.

Entering firstly into an inviting entrance hall which provides access to a sitting room. This bright and spacious family room fitted is adorned with two large windows allowing for an abundance of natural light. The bedroom corridor is also accessible off the entrance hallway and consists of a master bedroom suite and three further bedrooms. A family bathroom fitted with a bathtub is situated off the hallway.

Towards the back of the entrance hallway, there is a kitchen/dining room and a back porch area to access the garden. The kitchen is equipped with built-in cupboard units, a Belfast sink and features exposed wooden beams and forest green Rayburn cooker within a stone feature wall.

In all the accommodation extends to about 1,420 sq ft / 132 sqm, with a full layout as shown on the accompanying floorplans.

Outbuildings

Located behind the residence is a farmyard featuring a Dutch barn and a workshop. A gravel driveway extends beyond the house towards a Falcon Hack Pen, a multi-functional structure suitable for various purposes. There is also current planning permission in place for the construction of an imprint building and an aviary building (for private residential use only). The yard also includes the remains of the former Craans House.

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Property Details

Gardens & Grounds

Craans House is centrally positioned on the property and is surrounded by wonderful mature trees which provides shelter. The garden is mainly laid to lawn and includes areas of shrubs and flowering plants which offer year-round colour. The house is surrounded by mature woodland which provides shelter and seclusion. An orchard is also located to the rear of the farmyard.

Land

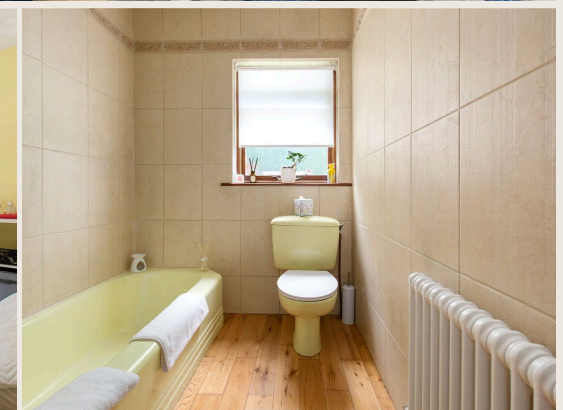
The land lies within a single block and is bounded by mature hedging and post and wire fencing. It principally has a south-westerly facing aspect and is currently in permanent pasture. The land is generally level and rises from about 347 feet / 106 m on the northern boundary to a high point of about 374 feet / 114 m on the southern boundary.

In all the lands extend to about 10 acres / 4 hectares in total.



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Plans

 1,420 sq ft

 10 acres



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Local Area

Craans House enjoys a peaceful and rural situation within the Carlow countryside. Tullow (6.5 km) provides local amenities while Carlow Town (15 km) is close by and provides a further offering of services and amenities including excellent restaurants, pubs, hotels, professional services and a wide variety of retail outlets.



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Property Details

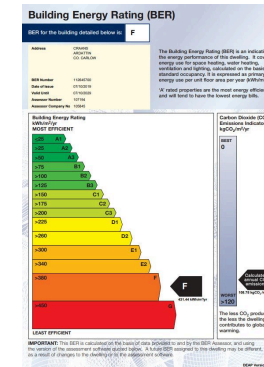
Key Features

- 4-bedroom bungalow
- Elevated situation
- Outbuildings including a Dutch barn and a workshop
- Private setting
- About 10 acres

Services & Additional Information

BER

BER Rating = F



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Enquire



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More Information



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