

Vernegly is a contemporary bungalow designed for modern living.

Vernegly, Bannow, Co. Wexford, Y35 P2XW

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About this property

Set behind electric gates, the house combines clean architectural lines with a warm, comfortable interior, while the coastal setting places a selection of beaches within easy reach, including Bannow Island, The Long Gap, Blackhall Strand and Cockle Strand, with Cullenstown Beach approximately 5 km from the property.

The accommodation is arranged over a single level and is both well balanced and highly functional, comprising an open plan kitchen/dining/living area, a separate sitting room, utility, office, three bedrooms and three bathrooms, together with an integral garage.

On arrival, the property is entered via a bright entrance hallway which immediately establishes the contemporary tone. A long, narrow corridor runs the full length of the house, finished with a sleek polished concrete floor, creating a strong sense of perspective and an effortless connection between the main living spaces and bedroom accommodation.

The heart of the home is an impressive open plan kitchen, dining and living area, positioned to take full advantage of its south-facing, triple aspect orientation. This is a notably light-filled space, with patio doors opening directly to the garden, making it ideal for everyday living and entertaining alike. The kitchen is centred around a generous island,

complemented by bespoke, custom-made cabinetry, resulting in a space that is both practical and design-led.

Just off the main hall is a fully fitted utility room, complete with sink, washing machine and tumble dryer, and discreetly accommodating the CCTV monitor. A dedicated coat closet/boot room, fitted with sensor lighting, provides excellent day-to-day storage.

A separate sitting room offers a quieter, more relaxed setting, with an electric fire providing ambience and comfort. The bedroom accommodation is thoughtfully arranged. The master bedroom suite benefits from a walk-in wardrobe and an en suite. Two further double bedrooms are served by a well-appointed Jack & Jill bathroom, featuring a free-standing bath, adding a touch of luxury and practicality for family life. An additional office provides valuable flexibility for remote working, study or hobby use.

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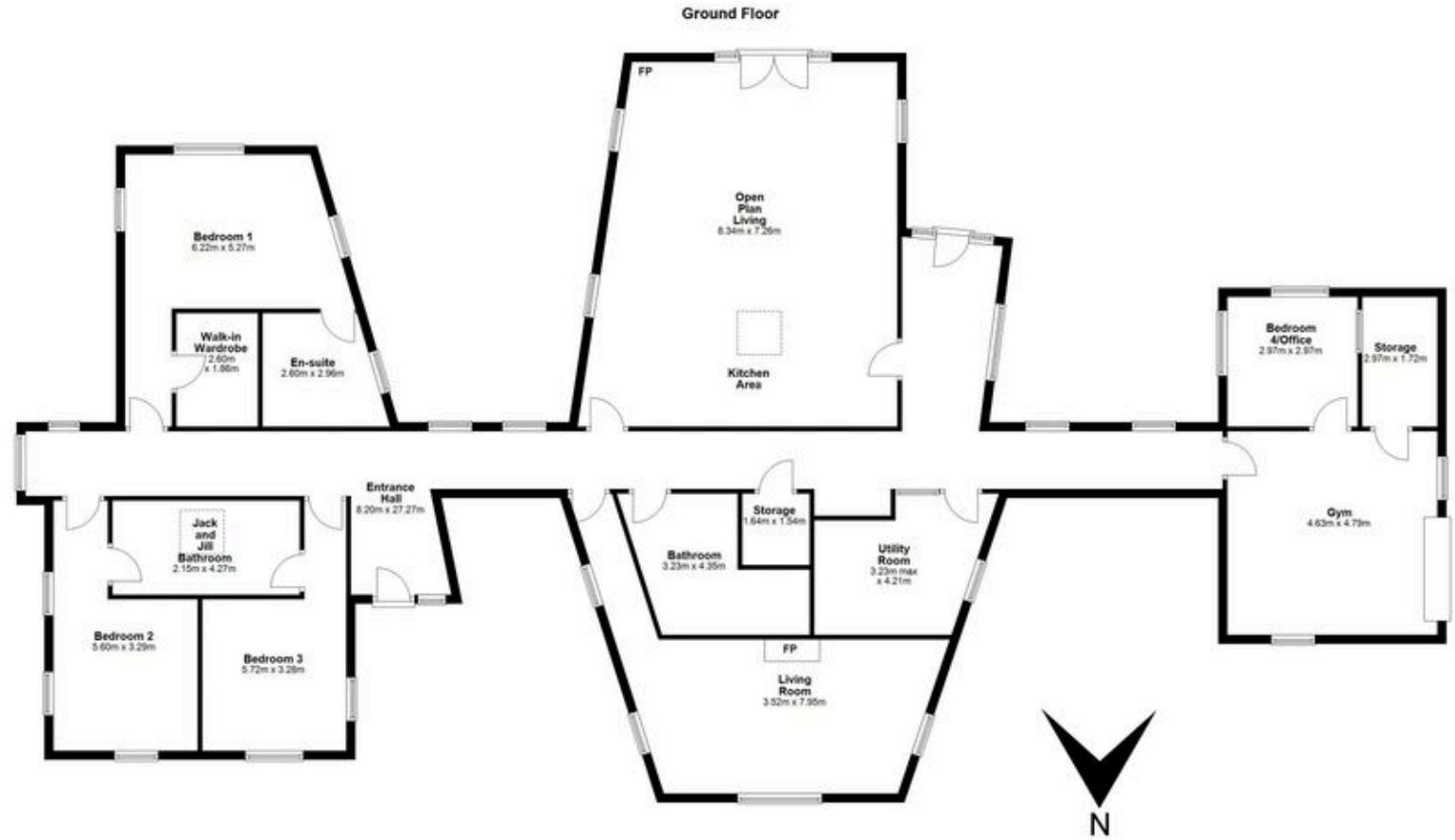
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Plans

 2,654 sq ft



Total area: approx. 246.6 sq. metres
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Local Area

A particular highlight is the immediate access to the coast. A selection of beaches are within walking distance, including Bannow Island, The Long Gap, Blackhall Strand and Cockle Strand, while Cullenstown Beach is approximately 5 km away. Day-to-day amenities are conveniently close in Carrig on Bannow (4 km), which provides a strong village offering including pubs, a school, shop, community centre, bus stop / Local Link service, takeaways, café and church, a practical base for everyday living.



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Property Details

Key Features

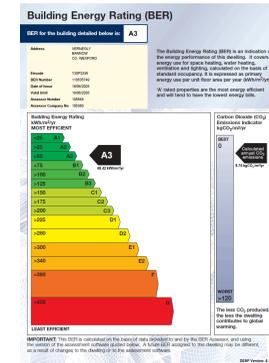
Contemporary single storey home completed in 2019
Bespoke, design led kitchen with generous island and custom made cabinetry
High specification finishes throughout
Integral garage with electric roller shutter
Within easy reach of several renowned beaches

Services & Additional Information

Completed in 2020
Timberframe Build
Attic fully insulated
Air to water heating
Underfloor heating
Bathroom is fitted with heated mirrors with integrated LED lighting
Internal and external sensor lighting
CCTV, burglar and fire alarms
Mains water
Private septic tank

BER

BER Rating = A3



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Enquire



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More Information



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