

Residential

Coonan
PROPERTY



Holly Cottage, Augherskea, Drumree, Co. Meath

- Two-bedroom period cottage extending to approximately 89 sq.m (957 sq.ft), set on approx. 0.32 acres with garage.
- Accommodation comprises of hallway, kitchen, living room, two bedrooms, family bathroom & guest w.c.
- Cottage dating back to the early 1900s, featuring original high ceilings, substantial original wall depth, and later extended
- Accessed via two double-gated entrances, with a tarmacadam driveway, a subdivided block-built wired garage, and lawned garden
- The attractive property is located between Dunboyne and Dunshaughlin and has easy access to Dublin city, Dublin airport and various shopping centres
- Excellent public bus service and school bus service, and only a 5-minute commute to the M3 motorway

2 bedroom period
cottage extending to
approx. 89 sq.m
(957 sq.ft)

Guide Price:
€390,000

Private Treaty

Accommodation

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Entrance
Hallway

1.8m x 0.97m

PVC front door, tiled flooring, T & G wood panelled walled.

Living Room

3.63m x 5.22m

Hardwood solid oak flooring, feature fireplace with solid fuel stove, oak door and high ceilings.



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Kitchen

5.19m x 3.28m

Bay window, high ceilings, lino floor covering, hand crafted kitchen units, splashback tiles, plumbed for washing machine, cooker, dishwasher, fridge freezer and hot-press.

Inner Hallway

1.53m x 3.3m

Hardwood solid oak flooring.



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Guest W.C. **1.83m x 0.86m** Tiled flooring, semi tiled wall, w.c., w.h.b.

Master Bedroom **3.76m x 2.71m** Hardwood oak flooring, fitted wardrobes.

Bedroom 2 **3.83m x 3.8m** Hardwood oak flooring, fitted wardrobes.



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Bathroom **3.15m x 2.26m** Wet room, electric shower, shaving light, w.h.b., w.c., integrate dmirror and cabinet.

Garden Lawn area with concrete edging.

Garage subdivided **(6m x 5.53m) and (8.18m x 5.53m)** Two pairs of double steel doors, cement flooring. Sub divided into 2 areas.



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Additional Information:

Gross internal floor area approx. 89.5 sq.m
Built in 1900's
Extension 1983
Windows fitted in 2011
High ceilings (2.8m)
Sits on c 0.32-acre site
Recently installed Grant oil boiler

Entrance Driveway:

Double gated entrance, tarmacadam drive.

Services:

Oil fire central heating
Private well
Septic tank

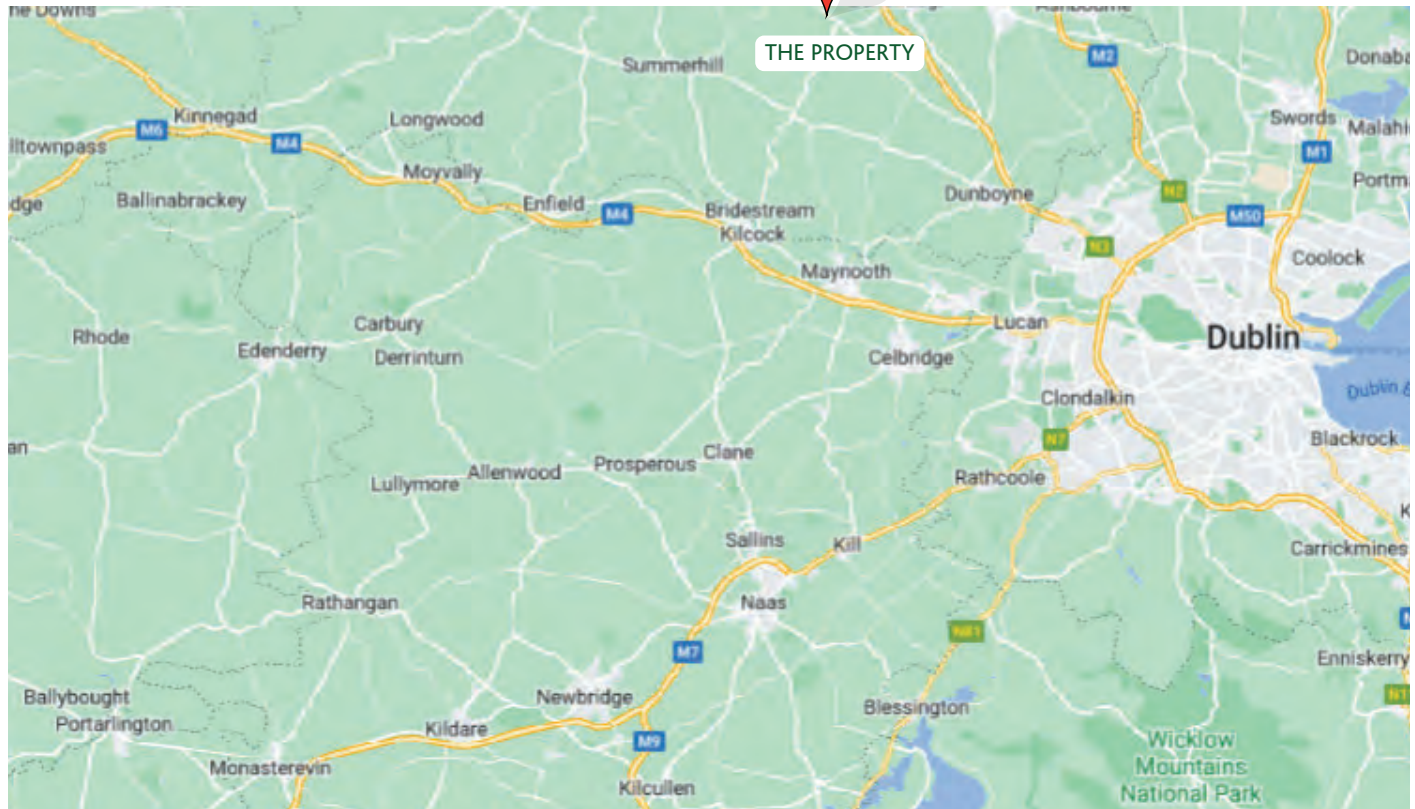
Items Included in sale:

Cooker, washing machine, dishwasher and fridge freezer.



Directions

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Directions

A85 H578

BER

TBC

Viewing

By prior appointment at any reasonable hour.

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Contact Information:

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