

FOR SALE

Kilraney Cottage

Clogharinka, Enfield, Co Kildare



Location

Clogharinka is a small rural village located some 8km from Broadford and 7km from Carbury and some 17km from Enfield and the M4 Motorway. The subject property is located approx 2km from the village in a quiet rural setting.

Description

The property comprises a refurbished rustic style cottage on a site area of approximately 0.5 acres. The property is well laid out and has been completed to a good standard. The accommodation is arranged to provide entrance porch, large living room with double doors onto a decked patio area, kitchen/dining room with modern units and fitted cooker, utility room, three bedrooms with master ensuite and a main shower room. The property has under floor heating via a geo thermal central heating system. The property has been fitted with timber double glazed windows throughout. Outside are mature gardens approached via a sweeping tarmac driveway. There is a large garage with automated roller shutter door. The property extends to 143 sq m (1540 sq ft)

Services

We understand all mains services electricity, water and septic tank sewage are available to the property.

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Quoting Price

We are instructed to seek offers in the region of €175,000

Building Energy Rating

C1
Ber No: xxxxxxx

Viewing

By appointment only

Further Information

Darac O'Neill

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Accommodation

We understand the property comprises the following floor areas:

Description	SQ M	SQ FT
Residence	143.0	1540
Garage	38.26	412
Total	181.26	1952

Interested parties are specifically advised to verify the floor areas and to undertake their own due diligence.

DISCLAIMER

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