

For Sale

Asking Price: €340,000



Cluin, Allihies, Beara, Co Cork.
P75 PN25

BER C2

sherryfitz.ie

COASTAL, ARCHITECT DESIGNED 5 BEDROOM VILLAGE PROPERTY, MEASURING 2,280 SQ. FT. APPROX., THAT COULD BE LAID OUT AS FAMILY HOME OR IN 2 SELF-CONTAINED APARTMENTS, ENJOYING AN EXCELLENT LOCATION WITHIN THE POPULAR WEST CORK VILLAGE OF ALLIHIES.

The property, renovated by the current owner in 2008, is full of space, light and is designed to be enjoyed as one residence or as two separate residential units. The many features of this fine property include pvc double glazed windows, open fireplace, modern kitchen units and tile and timber flooring throughout.

The ground floor accommodation includes entrance hallway, open plan kitchen/dining, sitting room, 2 spacious bedrooms, bathroom and utility / wc.

The first floor accommodation includes kitchen/dining, living room, 3 bedrooms and a family bathroom.

There are south facing balconies off the living area on both floors that take advantage of the varied scenic views.

To the rear of the property there is a sunny south facing garden area, 0.3 acre approx., laid out in lawn. It has an adjoining entrance drive bordered with traditional stone boundary walls.

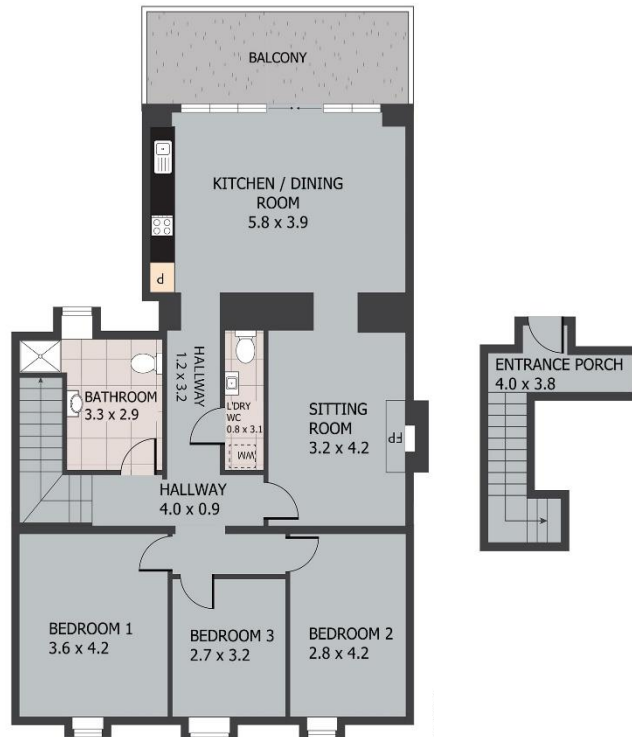
This property represents an opportunity to purchase an ideal holiday home or investment property in the vibrant coastal village of Allihies. The shops, cafes, pubs, colourful street scape, gardens and play area add to the ambience of this unique West Cork location. It is close to sandy Ballydonegan Beach and the world renowned Dzogchen Beara Retreat Centre is just a short drive also. Beara's principal town, the fishing port of Castletownbere, is just a 20-minute drive away.







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 TOTAL APPROX. FLOOR AREA 96 SQ.M
 Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission, or misstatement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser.



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 TOTAL APPROX. FLOOR AREA 116 SQ.M
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VIEWING
 Strictly By Appointment Only

ENERGY RATING
 BER: C2
 BER No.: 116237561
 EPI: 196.03 kWh/m²/yr

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