

KEHOE AUCTIONEERS
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For Sale by Private Treaty



Coillisce, Keelogue, Killeshin, Carlow **Guide Price €379,000**

This impressive 153m² detached bungalow is a true gem, perfectly combining a tranquil 1 acre superb setting on quiet laneway with convenient access to Killeshin village and Carlow town. The property benefits from 3 large bedrooms, 2 bathrooms, block built workshop and oil fired central heating.

BER NO.: 117723122



Licence No: 001818







Entrance Hallway - 1.98m (6'6") x 4.85m (15'11")

PVC front door,
Laminate floor,
2 no. Light fitting,
Radiator,
Built-in wardrobes.

Sitting room - 4.37m (14'4") x 5.22m (17'2")

Large window to front,
Wooden floor,
Curtains,
Open fireplace,
Large wooden mantelpiece,
4 bulb light fitting.

Kitchen / Dining room - 5.65m (18'6") x 3.69m (12'1")

2 no. Windows to back,
Fully fitted kitchen,
Tiled floor,
4 no. Recessed lights,
Radiator.

Shower room - 1.7m (5'7") x 2.81m (9'3")

Window to front,
Tiled floor,
WC,
Sink with pedestal,
Enclosed electric shower,
Radiator,
Light fitting.

Bedroom 1 - 3.6m (11'10") x 5.16m (16'11")

Window to front,
Small window to side,
Fitted wardrobes,
Laminate floor,
Radiator,
Curtains,
Light fitting.

Bedroom 2 - 4.92m (16'2") x 3.68m (12'1")

Window to back,
Laminate floor,
Radiator,
Curtains,
Light fitting.

Bedroom 3 - 3m (9'10") x 3.63m (11'11")

Window to front,
Small window to side,
Fitted wardrobes and shelves,
Laminate floor,
Radiator,
Light fitting.

Bathroom - 1.86m (6'1") x 3.52m (11'7")

Window to front,
Tiled floor,
Radiator,
Sink with vanity,
Bath tub,
Light fitting.

Utility room - 1.74m (5'9") x 2.41m (7'11")

Door and window to back,
Tiled floor,
Fitted cupboards,
Light fitting.

Utility room 2 - 3.1m (10'2") x 6.28m (20'7")

Glass sliding door to front,
Window to side,
Fitted stairs to attic,
Fitted shelves,
Concrete floor,
Light fitting.

Storage room - 1.12m (3'8") x 2.44m (8'0")

Wooden door to back,
Light fitting,
Concrete floor.

Shed / Workshop - 4.97m (16'4") x 6.34m (20'10")

Detached shed,
Block built,
uPVC Door,
Large window to garden,
Blinds,
Tube light fitting.

FEATURES

- Proximity to Killeshin and Carlow Town
- Rural and peaceful environment
- Picturesque views
- Large private site
- Well presented home
- Oil fired central heating
- Block built garden shed c. 30m²
- Killeshin NS within 2 minutes

VIEWING

Strictly by appointment with Kehoe Auctioneers.

AREA

Killeshin

Property Description

This impressive detached bungalow is a true gem, perfectly combining a tranquil setting on a quiet laneway with convenient access to Killeshin village and Carlow town.

Modern in both layout and design, the home showcases quality finishes throughout, offering comfort and style in equal measure.

Step inside, and you`re greeted by a bright, welcoming entrance hall that sets the tone for the rest of the house. The spacious layout includes a cosy sitting room, a statement kitchen and dining area designed for both cooking and entertaining, two bathrooms, and three generously sized bedrooms, all beautifully decorated to create a warm and inviting atmosphere.

Set on approximately 1 acre of well maintained gardens, the property enjoys a private gated entrance and includes a solid block-built workshop/shed, ideal for a range of uses.

Surrounded by greenery, the home benefits from two neighbouring one-off properties, while its front and rear enjoy unspoiled views of lush fields and the stunning forestry that surrounding the Killeshin Reservoir. This is a rare opportunity to own a home that truly blends peace, privacy, and convenience.

Online Brochure



Contact Details:

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FLOOR PLAN



IMPORTANT NOTICE:

We have prepared these property particulars as a general guide to a broad description of the property. They are not intended to constitute part of an offer or contract. We have not carried out a structural survey and the services, appliances and specific fittings have not been tested. All photographs, measurements, floor-plans and distances referred to are given as a guide only and should not be relied upon for the purchase of carpets or any other fixtures or fittings. Lease details, service charges and ground rent (where applicable) are given as a guide only and should be checked and confirmed by your Solicitor prior to exchange of contracts. The copyright of all details, photographs and floor-plans remain exclusive to Kehoe's.