

# For Sale

Asking Price: €235,000

Sherry  
FitzGerald  
O'Neill



18 Coach Road, Dunmanway,  
Co Cork. P47 FH05

BER C2

sherryfitz.ie



Attractive 3 bedroom mid-terrace residence with rear south facing garden, enjoying an excellent location, convenient to all that the town of Dunmanway has to offer.

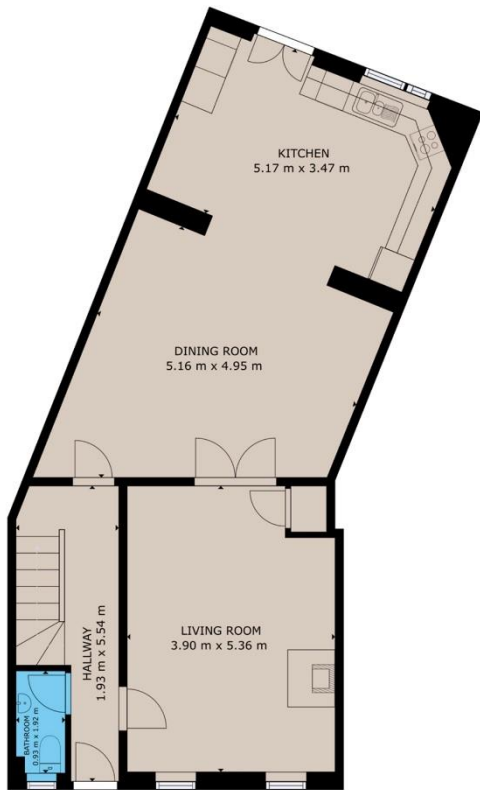
No 18 Coach Road is a well presented, spacious terraced house that is fully renovated 15 years approx., and enjoys many enhancing features including pvc double glazed windows, stove in sitting room, modern kitchen units, electric heating and mains services.

Accommodation on the ground floor comprises entrance hall with guest wc off, sitting room with a large solid fuel stove, open plan kitchen/living/dining with patio doors leading to the sunny patio and garden. On the first floor there are 3 bedrooms, one ensuite, a study and a family bathroom.

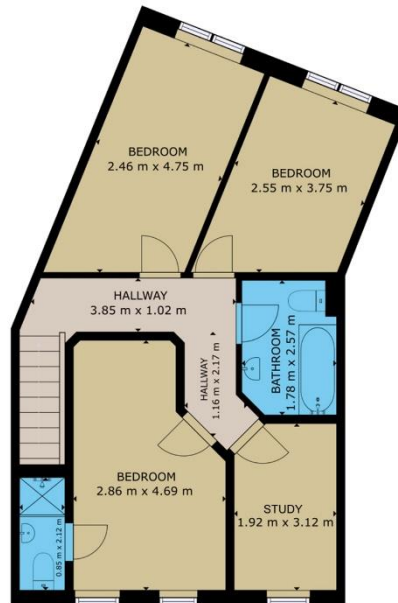
To the rear of the property there is an enclosed patio area and the sunny south facing rear garden that continues on to the landscaped garden with lawn.

The property is ideally located to all the town's services and facilities, including the nearby Public Swimming Pool and Community College. High speed broadband is available in the area. The property is less than 1 hour approx. from Cork City and Airport, whilst the West Cork towns of Clonakilty, Bandon, Skibbereen and Bantry are a short commute from this fine property.





GROUND FLOOR



FIRST FLOOR

GROSS INTERNAL AREA

TOTAL : 130.33 m<sup>2</sup>

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.



**NEGOTIATOR**  
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**VIEWINGS**  
Strictly By Appointment Only

**ENERGY RATING**  
BER: C2  
Cert No.: 103046520  
EPI: 182.13 kWh/m<sup>2</sup>/yr

[sherryfitz.ie](http://sherryfitz.ie)  
[sfoneill.ie](http://sfoneill.ie)  
[myhome.ie](http://myhome.ie)  
[daft.ie](http://daft.ie)

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