

Land

Coonan
PROPERTY



Clogheraun Brook Staplestown, Donadea, Co. Kildare

- A wonderful opportunity to be involved in the construction of your dream home
- Planning for a small development of three large detached four-bedroom homes of approx. 235 sq. m (2,530 sq. ft).
- Ideally located site of 0.37 ha (0.92 acres) opposite St. Kevin's GAA Club
- Full specification available upon request
- Interiors by Cohn Design

coonan.com

Ideally located
site of 0.92 acres
(0.37) – New Build

Guide Price:
€595,000

Private Treaty

Description

Coonan
PROPERTY

Accommodation

The ground floor of this property will consist of a large entrance hallway with a guest W.C., sitting room and guest bedroom on the western side of the home. On the eastern side there will be a large open plan kitchen / lounge area with a utility off and a separate family room.

On the first floor there will be three further bedrooms (2 ensuite, master walk in wardrobe), a study and a family bathroom.

There will also be a large detached garage of 47 sq. m (506 sq. ft) to the rear of the house.

Additional Information

- On-site wastewater treatment systems.
- Single entrance to the public road with individual entrances to each site.
- Connected to mains water.
- Planning permission granted on the 1st November 2016.
- Planning Reference: 16 / 952.
- Specification and planning detail available upon request.

Viewing

By prior appointment at any reasonable hour.

BER

A-Rated Home



Description

Coonan
PROPERTY



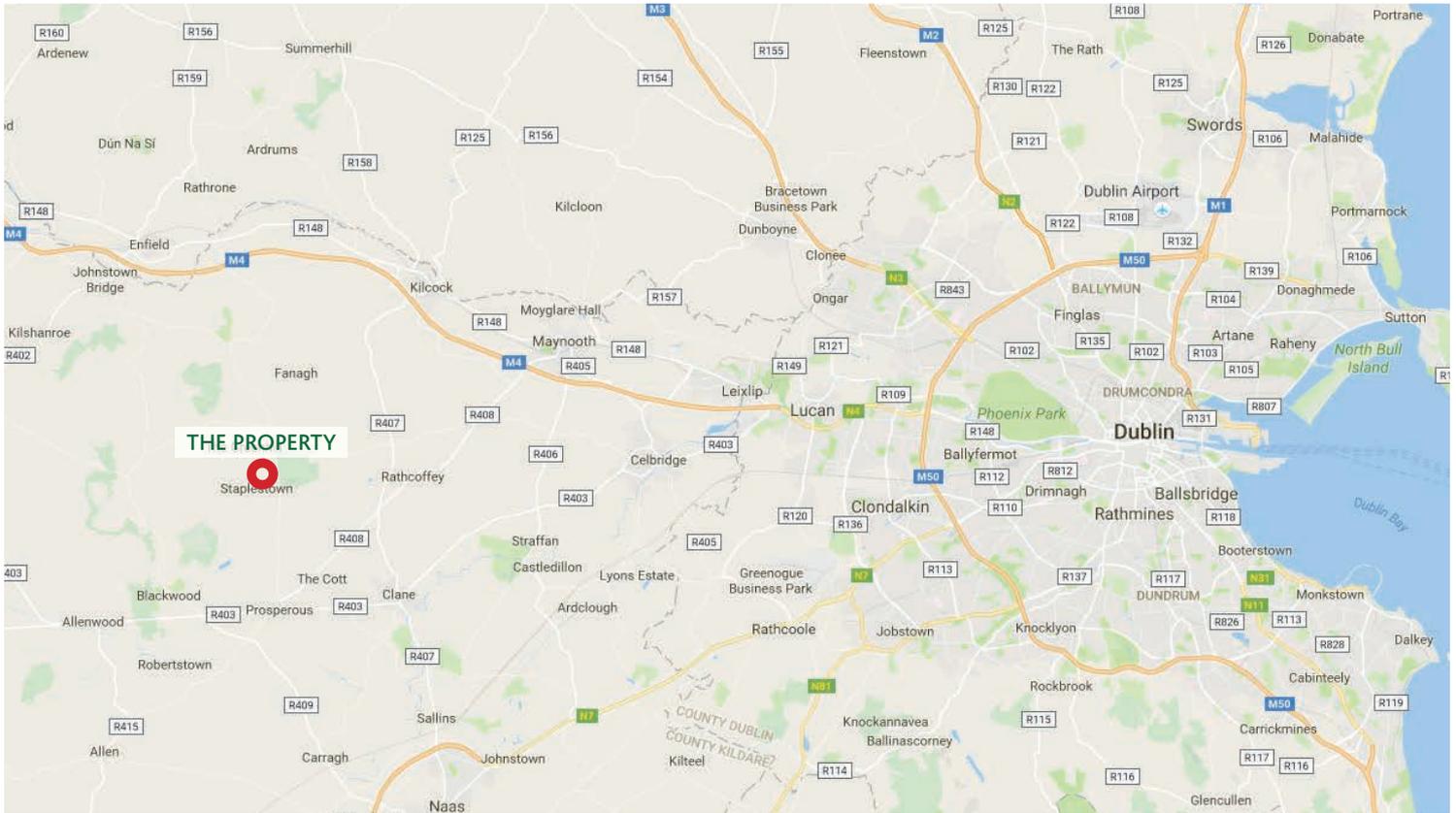
These CGI images are for guidance purposes only.

Description



Directions

Coonan
PROPERTY



GPS

53.330428, -6.760174

Coonan
PROPERTY

Contact Information

Property House, Main Street, Maynooth, Co. Kildare

Tel: +353 1 6286128

Email: info@coonan.com

Coonan Contact: **Mary Dunne or Will Coonan**

COONAN
PENSIONS & MORTGAGES

Coonan Pensions & Mortgages - Independent Brokers
For the Best Mortgage Deal to Suit your Needs Call
01 5052718 / info@coonanmortgage.com

Coonan Pensions & Mortgages is regulated by the Central Bank of Ireland.

PSRA registration no. 003764.

The above particulars are issued by Coonan Property on the understanding that all negotiations are conducted through them. Every care is taken in preparing particulars which are issued for guidance only and the firm do not hold themselves responsible for any inaccuracies. All reasonable offers will be submitted to the vendors for consideration but the contents of this brochure shall not be deemed to form the basis of any contract subsequently entered into. The vendor or lessor do not make, give or imply nor is Coonan Property or its staff authorised to make, give or imply any representation or warranty whatsoever in respect of this property.

From time to time the Coonan Property may email you information about services available within the Group that we think may be of interest to you. If you do not wish to receive such emails simply forward this email with "Opt out" in the subject line to info@coonan.com



coonan.com