

Charming country cottage providing panoramic vistas of the Burren

Ballinruan Road, Crusheen, Co. Clare, V95 R296





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## About this property

This wonderful 4-bedroom cottage, built in c.2000, seamlessly combines traditional Irish country cottage elements with modern living standards.

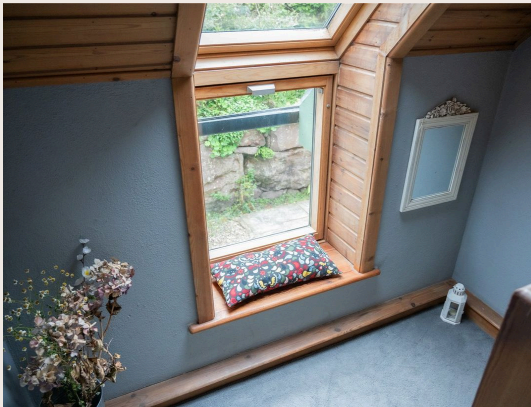
A gated entrance gently leads up a gravel driveway where there is ample parking in front of the house. A half-door opens into the entrance hall which features Liscannor flooring and a cloakroom. This area also provides access to two bedrooms and a family bathroom. The entrance hall flows into the kitchen/living/dining room which is most impressive. This uniquely designed space features a truss roof with Canadian wooden beams and a wood burning stove. The kitchen is equipped with fully built in units and a Belfast Sink. The master bedroom suite is located off the living room and also features exposed timber beams, double glazed sash windows (included throughout the house) and a walk-in-wardrobe. Continuing upstairs, there is a gallery area overlooking the living room providing an ideal space for the family to relax and unwind. Additionally, there is a storage area on the landing and a further en suite bedroom. Internal features include double glazed sash windows and wood panelled ceilings and external features include slate roof tiles and shutters. In all the accommodation extends to about 1,450 sq ft / 134 sq m.





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Plans





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## Local Area

County Clare is renowned for its dramatic and changing landscape, from the world-renowned Cliffs of Moher to the unique limestone landscape of the Burren with its extraordinary flora and fauna as well as ancient monuments. The village of Crusheen is located 7 km from the property and offers services and amenities for everyday requirements. Ennis (20 km) is a lively country town set on the banks of the river Fergus. Ennis offers a range of amenities and services including shopping centres, cinemas and quality restaurants and bars.



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## Property Details

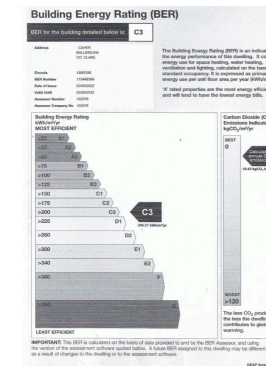
### Key Features

- Unique Irish country cottage house built in c.2000
- 4 bedrooms
- Feature living room with a gallery
- Mature gardens and grounds
- Quiet, rural location yet within easy reach of amenities

### Services & Additional Information

### BER

BER Rating = C3





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## Enquire



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## More Information



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Property Ref: DUY240135



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