

Drumanaraher, Killavil, Ballymote, Co. Sligo. , Ballymote, sligo

["Sale Agreed"] | €75,000 **BER G**  **0 Bedroom**

- ✓ **Septic tank on site.**
- ✓ **Electricity connected.**
- ✓ **Well water.**
- ✓ **Qualifying property for Vacant Home Grant**
- ✓ **Accessible location.**

Property Description

Traditional style detached cottage in need of total refurbishment set on circa 0.4 of an acre with a selection of outbuildings. This home has not been occupied for some time, but electricity is connected, septic tank is on site and water supply is from a well, however a mains connection is available should you wish to connect. Residential accommodation comprises of living room, kitchen, three bedrooms and bathroom. The vast range outbuildings can easily be renovated and repurposed. There is a further 0.7 of an acre across the road from the cottage that will be included in this sale. This property would qualify for the Vacant/Derelict Property Refurbishment Grant with the potential to secure grants up to €50,000.00 subject to terms and conditions of the scheme. full details and viewings on request.

Internal Measurements and Specifications:

Hallway: 5.08m x 1.04m

With wooden flooring.

Sitting room: 3.15m x 5.09m

With wooden flooring and solid fuel open fireplace.

Kitchen: 3.84m x 2.80m

Bedroom 1: 5.03m x 2.64m

With wooden flooring.

Bedroom 2: 2.94m x 3.06m

With solid fuel open fireplace.

Bedroom 3: 1.99m x 3.03m

Bathroom: 3.54m x 2.8m

With hand wash basin, wc and bath.

External buildings.

Cow barn: 7.42m x 5.40m

2 bay hay shed: 5.48m x 4.30m

Location: Ballymote sligo



Your agent for this property.

Matthew Scanlon

MIPAV (CV) MMCEPI

M: 087 6853201

P: 071 91 89224

E: info@emscanlon.ie

PRS Licence No: 004183 - 001335



