

# SCHILLER & SCHILLER

LICENSED AUCTIONEERS & SOLE AGENTS

ARDTARMON CASTLE, BALLINFULL, CO. SLIGO, F91KW88, Ireland

TEL/FAX 00353-71-9163284

email [info@irishproperties.com](mailto:info@irishproperties.com)

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## Natural stone Dormer Cottage on over 4 acres near Ballygawley, Co. Sligo

(101HR-BY) approx. 4acres

Price Guide: € 195.000



### Key Factors:

Natural stone Dormer Cottage

Candidate for vacant property refurbishment grant

Over 4 acres of ground

Mains Water, Mains power and septic tank

Country Setting 2 mile to Ballygawley, 3 miles to N4, 5 miles to Sligo city

Ideal doer upper

### Description:

A rare opportunity to acquire a dormer cottage on over 4 acres outside Ballygawley (2 mile) with Championship Gold course, and castle hotels Castle Dargan and Markree Castle at your doorstep.

Within 3 mile to Sligo Dublin N4.

The property has been vacant for many years and requires renovation. Ideal project as doer upper.

It has all services, mains power and mains water connected, septic tank.

The 4 acre add greatly to the property with many potentials such as equestrian, hobby farming etc.

It awaits its next chapter.

There are derelict wooden sheds to side and rear which offer a footprint.

### Directions:

Coming from Ballygawley, route towards Collooney, take first left after Ballygawley, continue for 1.5mile.

Property on your left.

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PSRA No. 002879

VAT ID No IE7435134J

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## Floorplan:

Entrance Porch	1.90m x 1.30m	2.47m <sup>2</sup>
Room with stove	4.00m x 2.75m	11.00m <sup>2</sup>
Room suitable as kitchen/bathroom, service pipes in place	2.20m x 3.00m	6.60m <sup>2</sup>
Room with additional external door	3.20m x 4.00m	12.80m <sup>2</sup>
Front Room with large window, stairway and fireplace, 4.00m x 2.95m		11.80m <sup>2</sup>
Upper level		
2 rooms, 4.00m x 2.70m + 4.00m x 2.80m		22.00m <sup>2</sup>
Total		66.67m <sup>2</sup>

**Price Guide: € 195.000**

**BER: G**

**BER No 119451250**

View by appointment with sole selling agents

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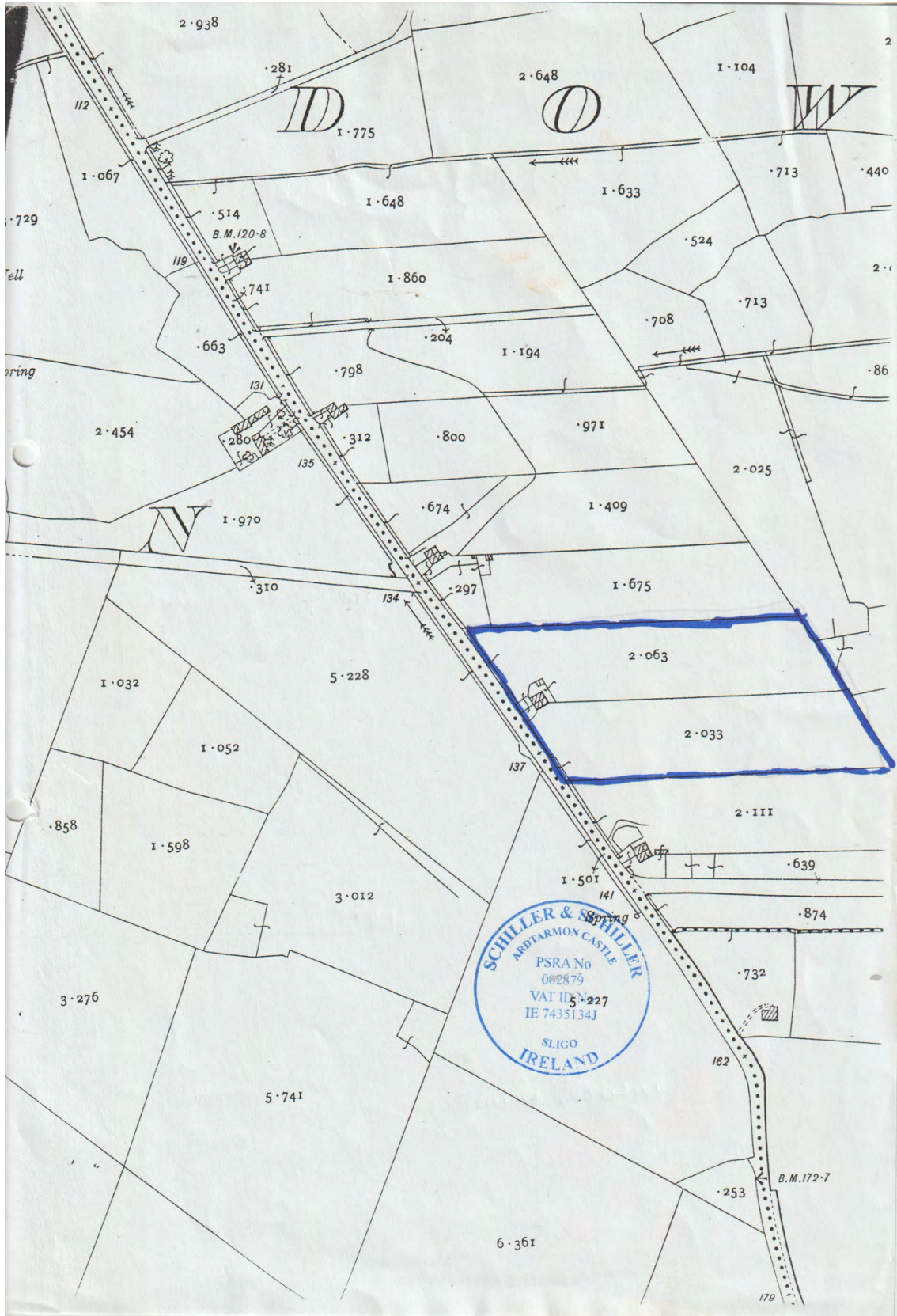
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