Gordon Hughes Estate Agents
Main Street
Ballinamore
Leitrim
t: 071 964 5555
email: info@ghproperty.com

Cornagon School, Keshcarrigan

Starting Bid: €110,000.00







For sale by Gordon Hughes Estate Agents via the iamsold Bidding Platform

Please note this property will be offered by online auction (unless sold prior). For auction date and time please visit iamsold.ie. Vendors may decide to accept pre-auction bids so please register your interest with us to avoid disappointment.

Highlights:

Uninterupted views of Drumcollop Lake
Former schoolhouse with unique character
Peaceful rural setting in Leitrim
Two separate living rooms
Both living rooms featuring solid fuel heating
Master bedroom with ensuite
Detached large shed to the rear
Excellent development potential

Accommodation:

Entrance Hallway

Kitchen/Dining Room
Living Room (solid fuel heating)
Second Living Room (solid fuel heating)
Family Bathroom
3 Bedrooms (1 Ensuite)

Description:

We are delighted to present to the market this attractive 3 bedroom detached residence located in a peaceful rural setting directly overlooking Drumcollop lake. This former schoolhouse extends to approximately 160 sq.m. and is set on a generous site offering excellent potential in a tranquil countryside location just 6km from Keshcarrigan village & midway between the towns of Ballinamore & Mohill (10km).

Externally, the property enjoys a spacious site with a driveway providing ample parking and a large detached shed to the rear, offering excellent storage or workshop potential. The surrounding grounds provide a peaceful rural setting ideal for those seeking space and privacy.

This property is ideally suited to those seeking a renovation project with excellent potential.

This property presents a wonderful opportunity for purchasers looking for a rural retreat with character, while still remaining within easy reach of local towns and amenities.

The accommodation comprises an entrance hall, kitchen, two separate living rooms both featuring solid fuel heating, a family bathroom, and three well-proportioned bedrooms, one of which benefits from an ensuite.
Viewing is highly recommended and strictly by appointment only with the Sole Selling Agent

total floor area: 106m2
BER:G

To view or make a bid contact Gordon Hughes Estate Agent or iamsold, www.iamsold.ie

Auctioneer's Comments

This property is offered for sale by unconditional auction. The successful bidder is required to pay a 10% deposit and contracts are signed immediately on acceptance of a bid. Please note this property is subject to an undisclosed reserve price. Terms and conditions apply to this sale.

Disclaimer

These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements or representation of fact, but must satisfy themselves by inspection, measurement or otherwise as to their accuracy. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property. Properties may be sold via online auction or public auction and bids made prior to public auction may be

accepted by the vendors. iamsold and our partner auctioneer will share relevant personal information and transactional updates with each other so that we can effectively market and sell properties including the arrangement of viewings and follow up.