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Monatrea East, Ardmore

Starting Bid: €375,000.00







For sale by Radley Auctioneers 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.

Nestled along the stunning Waterford coastline, Guileen Cottages offer a rare opportunity to acquire a beautifully presented coastal home in an area of outstanding natural beauty.

Overlooking rolling green fields that gently meet the rugged shoreline, this charming property combines peaceful countryside living with breathtaking sea views.

Inside, the home is thoughtfully laid out across two floors and extends to approximately 804 sq. ft. The ground floor features a bright and welcoming open-plan living space, seamlessly connecting the living room, kitchen, and dining area. This modern yet cozy space is enhanced
by clean finishes, a stylish breakfast bar, and abundant natural light. A well-proportioned bedroom and a bathroom complete the ground floor accommodation.

Upstairs, the property offers two additional bedrooms, including a spacious primary

bedroom, along with a second bathroom and hallway. The layout is practical and inviting, ideal for family living or as a tranquil holiday retreat.

Externally, the setting is truly exceptional. Positioned just moments from the water’s edge, the property enjoys panoramic coastal views, with scenic walking routes and unspoiled landscapes right on your doorstep. The surrounding area of Ardmore is renowned for its peace, privacy, and natural charm, making it an ideal escape from the hustle and bustle of everyday life.

Guileen Cottages present a perfect blend of modern comfort and coastal serenity, offering a unique opportunity to own a slice of Ireland’s spectacular coastline.

Features:

Prime Coastal Location
Open-Plan Living Space
Turnkey Condition
3 bedrooms
Located 8 mins from Ardmore Village
Located 5 mins from N25
10 Mins from Youghal

Floor area: 75 m²
BER B2

To View or Make a bid, contact Radley Auctioneers, or 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.