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Celebrating 25 Years In Business

## *For Sale*



### **Knocknagallagh, Bandon, Co Cork. P72 AW65**

#### **3 bed detached cottage on circa 0.50 acre**

Paddy Murray Auctioneers are pleased to bring to the market this bright and spacious cottage which was extended and renovated in recent times. Its clear that this property was well cared for over the years as it is in flawless condition today and in turn key condition. Boasting of 3 bedrooms with one bedroom on the ground floor the cottage has 2 reception rooms over looking the front garden and a spacious kitchen/dining to the side. Outside is no less impressive with well-manicured hedges and lawns and plenty of room to the rear for a goat or two, along with a number of sheds/outbuildings. Not only does the property enjoy the peace and quiet a country road has to offer but also enjoys some wonderful country views over the surrounding area. Bandon is just 6km with Cork City being within 40 mins drive.

<b>Kitchen</b>	4.71	X	3.64
Built in kitchen units with tiled surround, window to front and side, gas hob, plumbed for washing services, solid fuel stove, radiator, phone point.			
<b>Living Room</b>	3.24	X	3.44
Fireplace with oak surround, thermostat for central heating, laminate flooring, door to front, window to front, radiator, under stairs storage, stairs to first floor.			
<b>Lounge</b>	2.98	X	4.16
Fireplace, window to front, radiator, laminate flooring.			
<b>Bedroom One</b>	3.70	X	2.66
Window to front, carpet, radiator.			
<b>Ensuite</b>	1.80	X	3.68
Electric shower, WC, WHB, window, radiator.			
<b>Landing</b>	3.03	X	1.20
Window, thermostat for central heating.			
<b>Bedroom Two</b>	3.46	X	3.27
Window to side, hot press, radiator, built in storage.			
<b>Bedroom Three</b>	2.98	X	3.02
Window to side, radiator, carpet flooring.			
<b>WC</b>	1.47	X	1.16
WC, WHB, velux window.			

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