

SCHILLER & SCHILLER

LICENSED AUCTIONEERS & SOLE AGENTS

ARDTARMON CASTLE, BALLINFULL, CO. SLIGO PSRA No002879

TEL/FAX 00353-71-9163284

email info@irishproperties.com

WEB: www.irishproperties.com



No. 242 Family Home near Lough Eske and Donegal town, Co. Donegal
(242FL-DL) approx 1.0 acre Price Guide: REDCUED TO SELL €185.000



Description:

A fine spacious family home situated on the southern mountains slopes close to Lough Eske outside Donegal town at Altilow, Barnesmore, Co. Donegal.

5 Star Hotels Harveys Point and Lough Eske Castle are in the neighbourhood. The property would be very suitable for the B& B market, holiday rental market, wedding parties etc.

The property is in good decorative order and well presented.

Ground Floor:

Sun room with solid fuel stove (Dual system), laminate flooring

Large Kitchen/Diner with Chestnut units, tiled flooring

Larder, WC and Utility

Sitting room with large panorama window, open fireplace, laminate flooring

Entrance Hallway and stairs, laminate flooring

Bedroom No. 1 with pine timber flooring, En-suite with power shower

Bedroom No.2/Office

1st Floor

Main bathroom

Bedroom No. 3 (Master) with walk-in wardrobe and en-suite with power shower

Bedromm No.4

Bedroom No. 5

Landing

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O.S.I. No. AU0024902

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Outhouses:

Large garage with utility, WC on ground level

Spacious Games Room on upper level.

This building would be very suitable for conversion to additional accommodation

Central heating, PVC glazing, mains water and septic tank.

Ready to occupy.

Grounds: Circa. 1.0 acre, tarmacadam drive.

Google Earth: <http://goo.gl/maps/V844F>

Price Guide: REDUCED TO SELL €185.000

View by appointment with sole selling agents.

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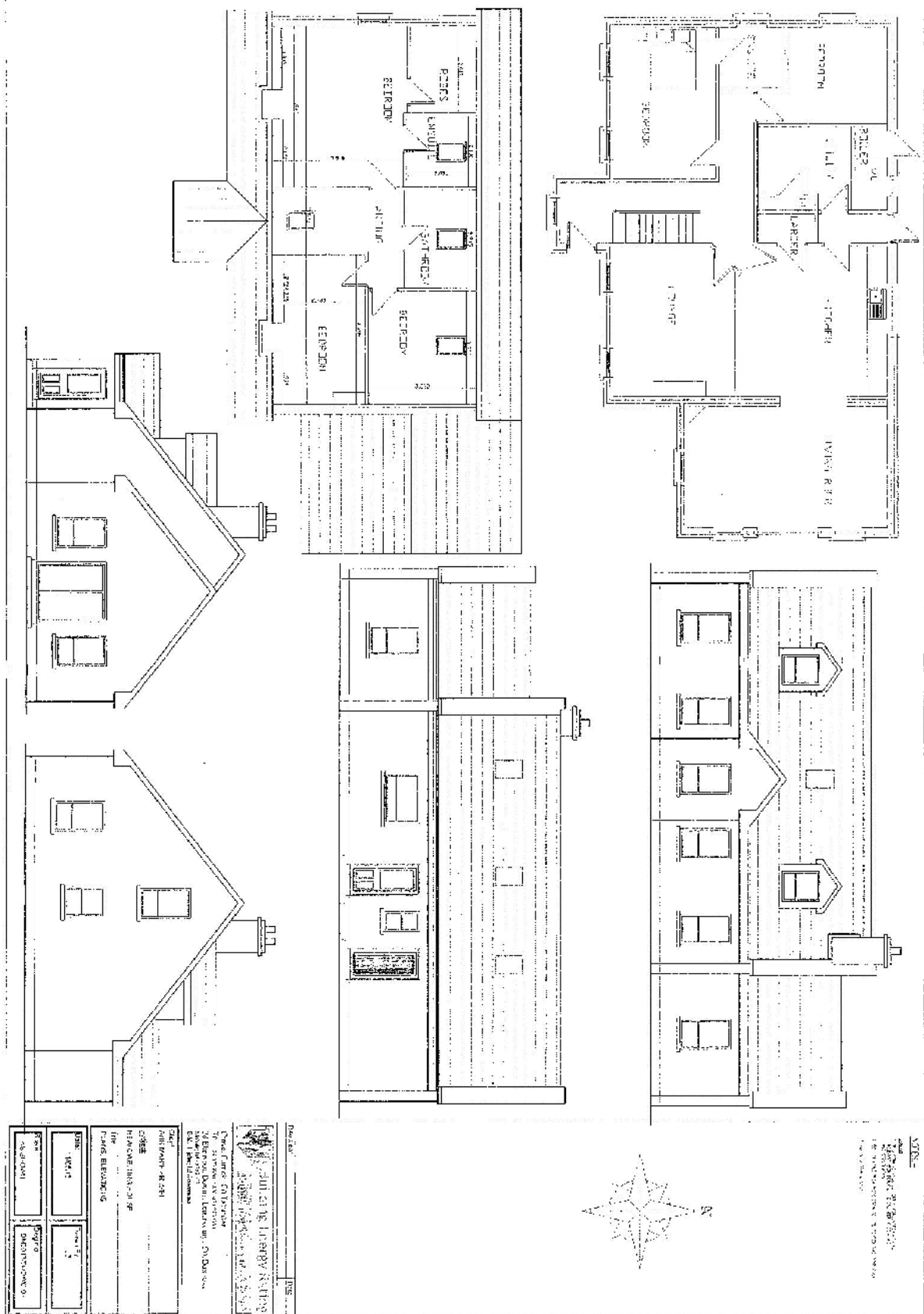
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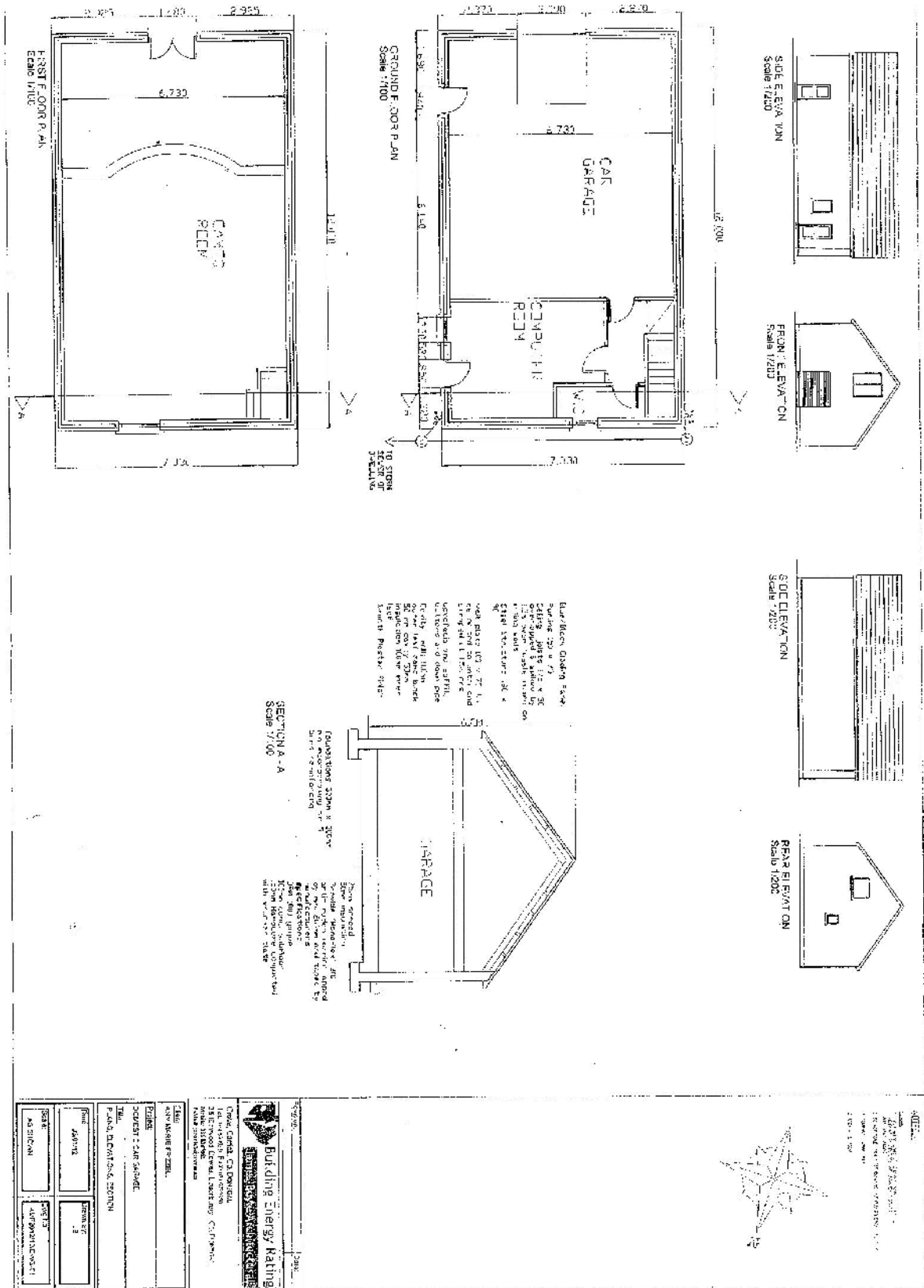
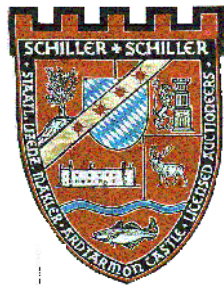
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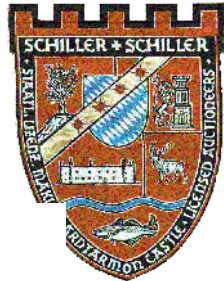
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Building Energy Rating (BER)

BER for the building detailed below is: **C3**

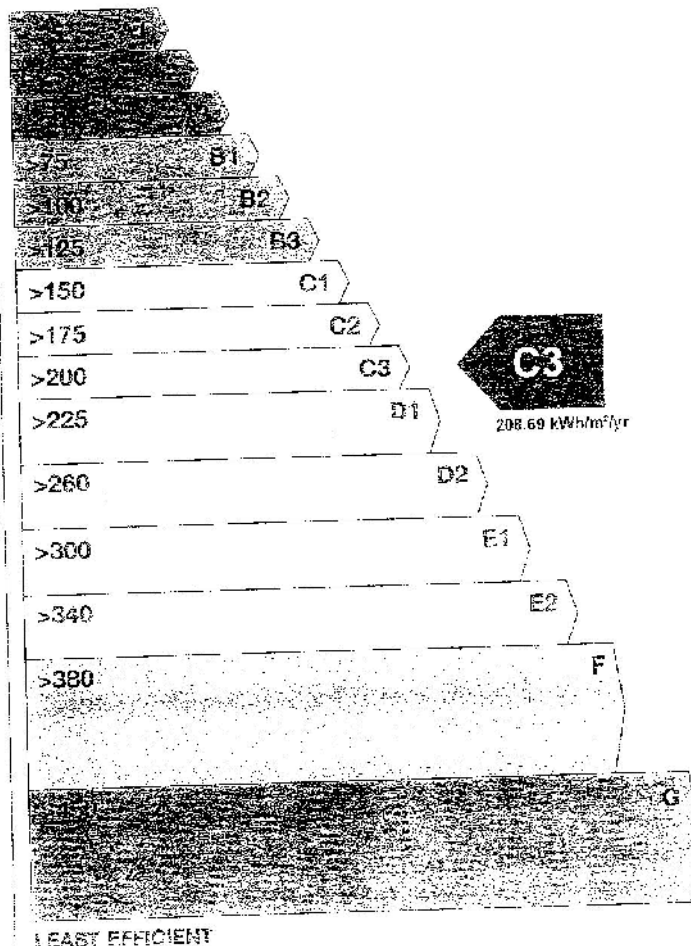
Address: ALTILOW
BARNESMORE
CO. DONEGAL

BER Number: 105343495
Date of Issue: 31/08/2013
Valid Until: 31/05/2023
Assessor Number: 100889
Assessor Company No: 100889

The Building Energy Rating (BER) is an indication of the energy performance of this dwelling. It covers energy use for space heating, water heating, ventilation and lighting, calculated on the basis of standard occupancy. It is expressed as primary energy use per unit floor area per year (kWh/m²/yr).

'A' rated properties are the most energy efficient and will tend to have the lowest energy bills.

Building Energy Rating
kWh/m²/yr
MOST EFFICIENT



Carbon Dioxide (CO₂)
Emissions Indicator
kgCO₂/m²/yr

BEST

0

Calculated annual CO₂ emissions
52.47 kgCO₂/m²/yr

WORST

>120

The less CO₂ produced the less the dwelling contributes to global warming.

IMPORTANT: This BER is calculated on the basis of data provided to and by the BER Assessor, and using a version of the government software stated below. A future BER assigned to this dwelling may be different as a result of changes to the dwelling or to the assessment software.

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