The Lodge, The Old Bond Store, Dillion Terrace, Ballina, Co. Mayo F26 N971

Seven bedroom hotel located away from the hustle and bustle of Ballina town in a cobble stoned courtyard with traditional street lights and wrought iron stairways and balconies and situated about one minute away from the River Moy.

201 sqm (2164 sqft)

Guide Price €350,000.00

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Seven bedroom terrace hotel located away from the hustle and bustle of Ballina town in a cobble stoned courtyard with traditional street lights and wrought iron stairways and balconies and situated about two minutes away from the River Moy. An incredible opportunity to acquire an already thriving business that is continuous taking in bookings, right through to Christmas time. The hotel is among the top three hotels in Ballina town along with Mount Falcon and Belleek Castle, having successful glowing reviews on their own web page, tripadvisor.com and booking.com.

The property neighbours Luskin's Bistro & Wine Bar and is situated within a four minute walk from St. Muredach's Cathedral and Ballina Sports Centre, a three minute walk to the Jackie Clarke Collection and a four minute drive to Belleek Woods. Property accommodation on the ground floor includes one bedroom, ensuite, hall entrance and a small kitchen with storage. Level Two consists of three bedrooms, two ensuites, study and a hallway while level 3 consists of three bedrooms, two ensuite, family room, kitchen/dining, landing and hall entrance. The property also has electric storage heaters with steel staircases, holocombe flooring both upstairs and downstairs and can accommodate up to twenty people quite comfortably.

Ballina lies at the mouth of the River Moy, one of Europe's best salmon fisheries, situated near Killala Bay, and is known for lively entertainment scene and a variety of restaurants serving Irish, European and Asian cuisine and a number of late bars. Belleek woods renown for its rich history and stunning flora and fauna.

Bedroom 1 5.9m (19'4") x 4.16m (13'8")
Level 1. Big window over looking courtyard with T & G softwood flooring and three beds - one single and two double.

Ensuite 2.52m (8'3") x 1.49m (4'11")
Tiled. Has a Micra shower.

Hall entrance 4.3m (14'1") x 4.53m (14'10")
Level 1. Carpet and T & G softwood flooring.

Small Kitchen 1.05m (3'5") x 2.02m (6'8")
Level 1. Tiled floor with storage.

Bedroom 2 4.25m (13'11") x 2.85m (9'4")
Level 2. A single bedroom that has one window that overlooks court yard. Carpeted floor.

Ensuite 2.05m (6'9") x 1.47m (4'10")
Tiled. Has a Micra shower.

Study 3.04m (10'0") x 2.62m (8'7")
Has a window that overlooks car park. Laminated floor.

Bedroom 3 5.93m (19'5") x 3.83m (12'7")
Level 2. Double bedroom that has two windows that overlook the car park. Laminated floor.

Ensuite 1.79m (5'10") x 1.79m (5'10")
Tiled floor.

Level 2 Hallway 2.06m (6'9") x 1.78m (5'10")
Carpeted floor.

Bedroom 4 4.23m (13'11") x 3.08m (10'1")
Level 3. To front overlooking court yard with carpet floor.

Ensuite 2.61m (8'7") x 0.58m (1'11")
Carpeted floor.

Hall Entrance to Bedroom 4 1.94m (6'4'') x 1.49m (4'11'')
Landing in Level 3 5.49m (18'0'') x 4.39m (14'5'')
Carpet floor. Over looks car park.

Kitchen/Dining 5.77m (18'11'') x 4.32m (14'2'')

Family Room 4.57m (15'0'') x 2.91m (9'7'')

Bedroom 5 4.52m (14'10'') x 2.93m (9'7'')
Double bedroom that over looks courtyard with storage.

Ensuite 1.9m (6'3'') x 3.07m (10'1'')

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Five bedroom terrace house located two minutes for the River Moy.
In close proximity to local sports facility and Belleek Woods.
GF: one bedroom, ensuite and a small kitchen with storage.
First floor: three bedrooms, two en suites and study.
Second floor: three bedrooms, two en suites, family room and kitchen/dining.
Has electric storage heaters with steel staircases and holcombe flooring.