

44 Gladstone Street
Clonmel
Co. Tipperary
Rep. of Ireland


QUIRKE
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No.5561



Cloghleigh, Golden E25 PH00

- Traditional cottage in need of renovation
- Well laid out 0.50 Acre Site
- Short drive to Cashel Town
- Vacant property grant eligible

Guide Price €110,000



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Brought to the market by PF Quirke & Co., this traditional cottage presents an excellent opportunity to create a superb home on a generous site extending to approximately 0.50 acres.

Located just outside the village of Golden, the property offers the perfect chance for buyers to renovate and modernise a home to their own style and specification. The accommodation currently comprises a kitchen/living room, utility, one ground floor bedroom and a further bedroom upstairs.

While the property requires refurbishment throughout, it offers huge potential to become a comfortable family home or an ideal countryside retreat in a sought-after rural setting.

Conveniently situated on the New Inn to Golden Road, the property is just 10 minutes from the thriving town of Cashel, with easy access to the M8 motorway, making Cork reachable in under an hour and Dublin in approximately 90 minutes.

The property has been vacant for a number of years and should qualify for the Vacant Property Refurbishment Grant, with the potential for the additional Derelict Property top-up grant (subject to eligibility and approval).

This is an ideal opportunity for anyone looking to take on a renovation project in a great location with plenty of potential.

Contact PF Quirke & Co. today to arrange your viewing.

Entrance Porch 0.99m (3'3") x 1.9m (6'3")

Kitchen/ Dining room 3.13m (10'3") x 4.38m (14'4")

Utility room 2.88m (9'5") x 1.91m (6'3")

Bedroom 2.88m (9'5") x 2.46m (8'1")

Bedroom 3.13m (10'3") x 4.58m (15'0")



Total Floor Area: 43 sqm (463 sqft)

