

# For Sale

Asking Price: €160,000

Sherry  
FitzGerald  
O'Neill



5 Fan Mor Cois Farrage,  
Kilcrohane, Co Cork, P75 AT10

BER D1

[sherryfitz.ie](http://sherryfitz.ie)



**Coastal, 3 bedroom semi-detached house built to a top standard, located within an exclusive development within the Kilcrohane Village on the Sheeps Head Peninsula.**

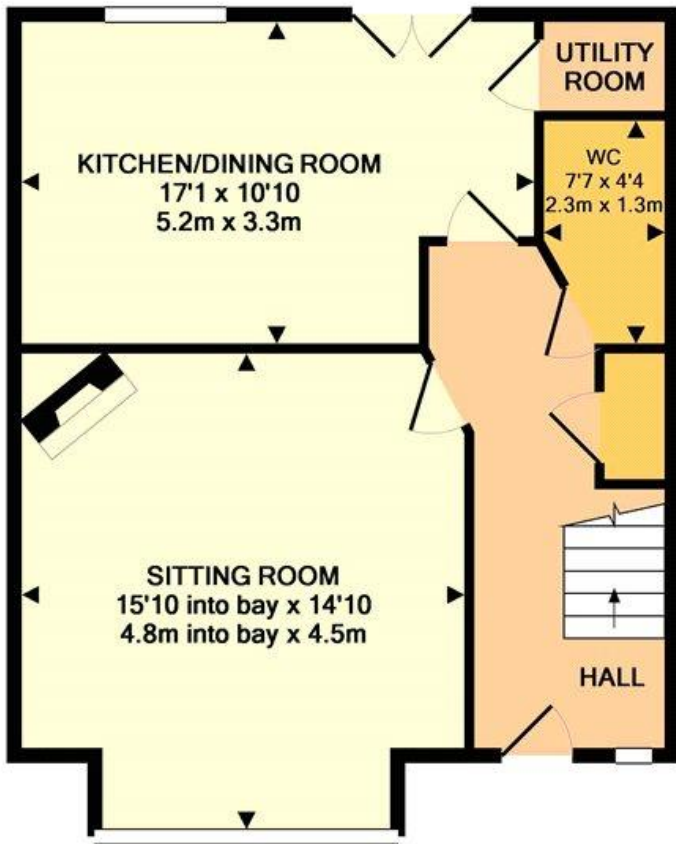
The house is two storey and has many features including double-glazed windows, tiled and wooden floors and an open fireplace in the sitting room.

The accommodation includes entrance hallway, sitting room, kitchen cum dining room, utility room, 3 bedrooms with master en suite, family bathroom and guest wc and whb. There is an enclosed garden to the front of property and a yard/driveway to the rear.

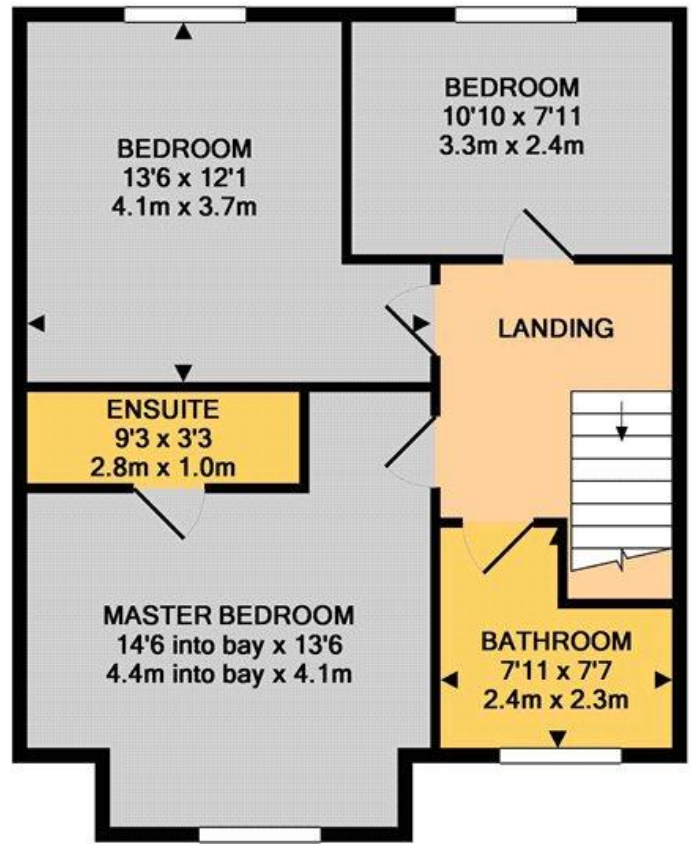
The sea front village of Kilcrohane, the most westerly village on the Sheep's Head peninsula is very popular with tourist and locals alike being 12 miles south of Bantry town and situated along The Wild Atlantic Way.

The house is just a stone's throw away from all village amenities.





GROUND FLOOR  
APPROX. FLOOR  
AREA 540 SQ.FT.  
(50.1 SQ.M.)



1ST FLOOR  
APPROX. FLOOR  
AREA 541 SQ.FT.  
(50.2 SQ.M.)

TOTAL APPROX. FLOOR AREA 1080 SQ.FT. (100.3 SQ.M.)

Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission, or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given

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**VIEWING**  
Strictly by prior appointment.

**ENERGY RATING**  
BER: D1  
BER No. 110843042  
EPI: 251.25 kWh/m<sup>2</sup>/yr

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