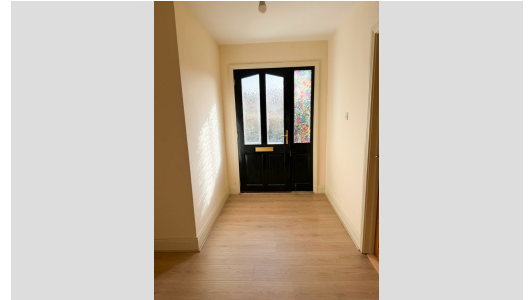


Olivia Needham Property
18 Castlebar Street
Westport
F28 X590
t: 098 290 70
email: needhamproperty@gmail.com

Culleen, Kilsallagh, Westport

Starting Bid: €295,000.00



For sale by Olivia Needham Property via the [iamsold](#) Bidding Platform

Please note this property will be offered by online auction (unless sold prior). For auction date and time please visit [iamsold.ie](#). Vendors may decide to accept pre-auction bids so please register your interest with us to avoid disappointment.

Beautiful three-bedroom bungalow set in a superb rural location on the slopes of Croagh Patrick, enjoying panoramic countryside views.

The property stands on approximately 2.10 acres of land and includes a detached garage, offering excellent space, privacy, and potential for a variety of uses.

Accommodation is well laid out and comprises an entrance hall, lounge, living/dining room, kitchen, and family bathroom. There are three generously sized bedrooms, one of which benefits from an en-suite bathroom.

This attractive home combines tranquil rural living with outstanding natural surroundings, making it an ideal permanent residence, holiday home, or investment opportunity.

Westport town circa 18Km, Louisburgh circa 10Km (schools, shops, church, bars) Old Head

beach circa 7Km. This property is located in an area of outstanding natural beauty and has scenic walks on the doorstep.

About this property

Highlights

Double glazed windows

Oil fired range

Main bathroom and en-suite

Large site circa 3 acres or thereabouts

Beautiful views & countryside vista

Westport town circa 18Km, Louisburgh circa 10Km Old Head beach circa 7Km

New laminate flooring

Electric shower

BER F / BER No: 105100655

Floor Area 104.53 (m2)

TO VIEW OR MAKE A BID Contact Olivia Needham Property or iamsold, www.iamsold.ie

Auctioneer's Comments

This property is offered for sale by unconditional auction. The successful bidder is required to pay a 10% deposit and contracts are signed immediately on acceptance of a bid. Please note this property is subject to an undisclosed reserve price. Terms and conditions apply to this sale.

Disclaimer

These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements or representation of fact, but must satisfy themselves by inspection, measurement or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property. Properties may be sold via online auction or public auction and bids made prior to public auction may be accepted by the vendors. iamsold and our partner auctioneer will share relevant personal information and transactional updates with each other so that we can effectively market and sell properties including the arrangement of viewings and follow up.