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## Ballyrisode, Goleen

### Starting Bid: €325,000.00



For sale by James Lyons O'Keeffe via the [iamsold](https://www.iamsold.ie) Bidding Platform

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

**RESIDENTIAL OPPORTUNITY!** Though currently a commercial property, there is the potential to convert to a residential property subject to planning permission.

Retail business now closed, property will be sold with vacant possession and c. 6 acres of land.

At Ballyrisode the traffic slows down to look at the swans nesting on the little island in the man made lake.. and it slows down to look at the donkeys in the field beside the car park. and it slows down beneath the canopy of trees to turn down onto that sheltered sandy beach..the building at the centre of all these attractions, with the spacious car park around it, is ideally located. An opportunity oozing potential.

Features:  
237m<sup>2</sup> commercial building on c. 6 acre plot.

Car park with 20 car parking spaces.

Large shop floor, changing rooms, staff kitchen and toilet, rear storage room along with attic storage.

Outside seating areas.

BER D1 / BER No. 800796799

Property location:

On the Wild Atlantic Way Route.

10km from Schull. 5kms from Goleen.

12km from Barleycove blue flag beach.

15kms from Mizen head visitor centre which attracts tens of thousands of visitors each year.

Services:

Private water supply and sewage system.

TO VIEW OR MAKE A BID Contact James Lyons O'Keeffe or [iamsold](http://iamsold.ie), [www.iamsold.ie](http://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](http://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.