



## Excellent 3 Bed Family Home For Sale In Gorey County Wexford Ireland



### Информация об агенте

|                    |   |
|--------------------|---|
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### Детали объявления

|               |             |
|---------------|-------------|
| Недвижимость: | На продажу  |
| Цена:         | EUR 400,000 |

### Местоположение

|                  |            |
|------------------|------------|
| Страна:          | Ирландия   |
| Почтовый индекс: | Y25TW64    |
| Добавлено:       | 28.04.2026 |

Описание:

Excellent 3 Bed Family Home For Sale In Gorey County Wexford Ireland

Esales Property ID: es5555013

Y25TW64, Courtown Road,

Gorey, Co. Wexford

BER: D1

Exceptional Privacy & Countryside Charm: 3-Bedroom Red Brick Bungalow

Address: Y25TW64, Courtown Road, Gorey, Co. Wexford

Price Guide: €400,000 (Reflecting septic tank upgrade requirements)

Key Features: 3 Bedrooms, 1 Bathroom, Garage & Home Office, -1,000 sqm Site



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## The Best of Both Worlds

Discover the perfect balance of rural serenity and modern convenience. This striking red brick detached bungalow is situated on the prestigious main road between Gorey and Courtown. While you are perfectly positioned near local amenities, once you step inside the gates, the rest of the world disappears. The property is set far back from the road, nestled within beautifully landscaped front and back gardens. The property has been significantly upgraded this year to ensure both structural integrity and energy efficiency. The exterior features brand-new gutters, soffits, and fascias, providing a fresh look and superior drainage protection. Additionally, the heating system has been modernized with a newly installed oil boiler, and the home's thermal performance has been greatly enhanced by pumping the walls with high-quality insulation. The soffits fascia and guttering are new.

## Unrivaled Privacy

The defining characteristic of this home is its extraordinary sense of seclusion. The clever orientation and mature boundaries of the approx. 1,000 sqm plot ensure that the home is not overlooked from any angle. In a remarkable feat of natural screening, you cannot see another house from any window in the home. Instead, your views are filled with rolling Irish countryside—a true 'hidden' sanctuary.

## Modern, Open-Plan Living

The interior is designed for a contemporary lifestyle, featuring an expansive open-plan kitchen, dining, and sitting room with durable tiled floors and a dedicated utility room.

\*

Layout: A seamless, light-filled flow perfect for hosting.

\*

Bedrooms: Three well-proportioned, bright bedrooms. The master bedroom features the added luxury of private decking for peaceful morning retreats.

\*

Bathroom: One centrally located family bathroom.

\*

Potential: Sold unfurnished, providing a blank canvas for your personal style.



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A Garden Built for Work and Play

The exterior is a sprawling haven for gardeners and hobbyists alike:

\*

The Pergola & Decking: A beautiful covered pergola off the back door allows for alfresco dining regardless of the weather.

\*

The Greenhouse: An established greenhouse stands ready for home-grown vegetables.

\*

Garage & Home Office: A large garage & Seperate Home Office

## Location & Connectivity

This property boasts a 'sought-after' local status with unparalleled access:

\*

On Your Doorstep: A footpath directly outside the gate links you safely to both towns. Directly across the road, you'll find a coffee shop, farm shop, and restaurant.

\*

Gorey (4km): A short trip to one of Ireland's most vibrant main streets, full of boutiques and award-winning dining.

\*

Courtown (3km): Just minutes away from the beach (20-minute walk), forest trails, and coastal charm.

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Golf Enthusiasts: You are spoiled for choice with numerous courses nearby, including Ballymoney and Courtown Golf Clubs both within a 5-minute drive.

\*

Commuting: Easy access to the M11 makes Dublin an achievable commute.



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Technical Specifications & Disclosures

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Heating: Oil-fired central heating.

\*

Water: Mains water.

\*

Septic Tank Note: The property currently shares a communal septic tank with four neighbors which is no longer to modern regulation. Full council permission has been granted to install a private, independent system. Plans are drawn, approved, and a contractor is ready to carry out the works (estimated cost €15,000). The asking price has been adjusted downward to reflect this upcoming requirement, offering the buyer a transparent path to a fully modernized system.

Summary: This is more than just a house; it is a private retreat on the edge of town. With its vast gardens, dedicated office space, and total seclusion, this Courtown Road bungalow is a rare find in the current market.

Viewing is highly recommended to appreciate the unique nature of this beautiful site.

## About the Area

Gorey is a vibrant, fast-growing market town nestled in the north of County Wexford, known for its perfect blend of historical charm and modern energy. Originally established as a planned town in the 17th century, it has evolved from a quiet agricultural hub into one of Ireland's most popular commuter and lifestyle destinations. Its bustling Main Street is a highlight, renowned for a sophisticated array of independent fashion boutiques, award-winning restaurants, and traditional pubs that lend the town a cosmopolitan yet welcoming feel.

The town is steeped in heritage, having played a significant role in the 1798 Rebellion, a history commemorated at the local Market House. Beyond the retail and dining, Gorey serves as a cultural anchor for the region, hosting the annual Market House Festival and supporting a thriving arts scene through its local theater and galleries. This rich history is set against a backdrop of stunning natural beauty, with the nearby Tara Hill offering panoramic views of the Irish Sea and the rolling green pastures of the Sunny Southeast.

For those who love the outdoors, Gorey acts as the gateway to the Wexford coastline. Just minutes away lies the seaside resort of Courtown, famous for its sandy beaches, forest walks, and family-friendly



attractions. The area is a haven for golfers and equestrian enthusiasts, with several championship courses and riding centers nearby. Despite its rapid growth, Gorey has managed to maintain a tight-knit community spirit, making it an ideal location for families and professionals seeking a high quality of life.

Accessibility is a key advantage of the town, as it sits conveniently along the M11 motorway, providing a direct link to the capital. For international travel, the nearest major airport is Dublin Airport (DUB), located approximately 90km (55 miles) to the north. The airport is easily reachable in about an hour and 15 minutes by car or via regular, high-frequency bus services like Wexford Bus and Bus Éireann, which connect Gorey directly to the airport terminals.

## MAIN FEATURES:

- \* 150m2 of living space
- \* 2000m2 plot
- \* 3 Bedrooms
- \* 1 Bathroom
- \* Stunning Views
- \* Private Parking
- \* Private Garden
- \* Close to essential amenities such as supermarkets and pharmacies
- \* Close to many excellent bars and restaurants
- \* Great base from which to discover other fantastic areas of Ireland
- \* Many excellent sports facilities, walking and cycling areas nearby
- \* Rental Potential through Airbnb and Booking.com

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### Общие

|                  |           |
|------------------|-----------|
| Спальни:         | 3         |
| Готовые кв.м.:   | 150 кв м  |
| Площадь участка: | 2000 кв м |

### Utility details

|          |    |
|----------|----|
| Heating: | да |
|----------|----|

### Rental details

|            |     |
|------------|-----|
| Furnished: | нет |
|------------|-----|

### Lease terms

Date Available:

### Contact information

|           |             |
|-----------|-------------|
| IMLIX ID: | IX8.409.965 |
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