



SEAMUS COX & CO

~ESTATE AGENTS ~ CHARTERED SURVEYORS ~ VALUERS~

28 EAST BRIDGE STREET, ENNISKILLEN,
CO. FERMANAGH, BT74 7BT
TEL: 02866 325553 FAX: 02866325245

WWW.SEAMUSCOX.COM

FOR SALE BY PRIVATE TREATY

DETACHED LABOURERS COTTAGE WITH FULL PLANNING
PERMISSION FOR REPLACEMENT 3 BEDROOM BUNGALOW SET ON A
LARGER THAN AVERAGE SITE



ROSSCARN, ENNISKILLEN

- Full Oil Fired Heating / uPVC Double Glazed Windows & doors
- 3 Bedrooms (Master with En-Suite) 2 receptions
- Convenient Location a short distance from Enniskillen/Bellanaleck
- Large Site – Inc WC & Utility
- [Plans Available to View From Our Office](#)

PRICE: OFFERS AROUND £150,000
VIEWING: BY APPOINTMENT WITH THE AGENT

Seamus Cox & Co for themselves and for the Vendors of this property whose agents they are giving notice that (i) the particulars are set out as a general outline only for the guidance of the intending purchasers or lessees, and do not constitute part of, an offer or contract; (ii) all descriptions, dimensions, references to condition and necessary permissions for use and occupation, and other details are given, without responsibility and any intending purchasers or tenants should not rely on them as statements or representations of fact but must satisfy themselves by inspection or otherwise as to the correctness of each of them; (iii) no person in the employment of Seamus Cox & Co has any authority to make or give any representation or warranty whatever in relation to this property.