



**GRIFFIN**  
AUCTIONEERS



The Cove  
Tramore  
Waterford

€175,000

PRSA Licence No.  
001644-001882



## Property Description

The Cove Cottage is a wonderful opportunity for those seeking a fixer-upper home with character and charm in the vibrant coastal town of Tramore. This derelict property extends to approximately 60 sq.mtrs. offering you the freedom to transform it into your dream home. The property promises an idyllic coastal setting for a bespoke residence, full of potential and awaiting your unique vision.

A buyer of this property may be entitled to the Vacant Property Refurbishment Grant and Derelict Property Top-up Grant, subject to eligibility and conditions.

Situated on The Cove, a prestigious and picturesque road adorned with beautiful trees which leads directly to Tramore pier, this property boasts an enviable location. Right across the road you will find the renowned Doneraile Walk, famous for its breathtaking sea views and tranquil ambiance. The proximity to these natural attractions adds to the charm and appeal of this fixer-upper.



## Directions

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X91 T2F1

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## Stamp Duty

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Stamp duty @1%

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