



Fortlands launch this weekend

James Kilcoyne Estate Agents, Ballaghaderreen, are launching the remaining units available for sale at Fortlands, Sligo Road, Ballaghaderreen.

Commenting on the weekend ahead James Kilcoyne Jnr believes there is no better time than now to buy in this current market. The customer has good choice and that is why he believes Fortlands will be a good choice for many people.

"It's an estate of only 24 units with no property overlooking another. The houses are high energy rated and you are guaranteed

to save in energy bills over the years. Fortlands has a very low density of housing and offers huge green area fully landscaped.

"The Estate is within walking distance to the town centre and I feel it will attract first time buyers and families that want a quality high energy rated home at today's prices with added incentives that are available during the weekend."

The launch will start with an Advice Seminar at the Abbeyfield Hotel in Ballaghaderreen on Saturday at 12 noon and the Showhouse and show

apartment are available to view from 1 pm to 5 pm on both the Saturday and Sunday.

This Advice Seminar will consist of some useful information for potential purchasers on the day on purchasing a home at Fortlands in Ballaghaderreen in today's market and will outline the advantage of buying compared to renting and also the tax rebate available to an individual or couple on

top of huge reductions on the selling prices which means customers will be getting excellent value for money.

There will also be representatives available from two financial institutions on the day offering mortgage advice and what you need on hand to proceed with an application.

Viewers over the weekend who commit themselves to one of these fantastic high energy rated

homes will further avail of a €5,000 euro. Prices start from €125,000 for a fully turnkey two bedroom apartment that consist of a kitchen/dining room, bathroom and two bedrooms, one of which is ensuite. Houses start from €127,000.

For further information and brochures, contact James Kilcoyne Estate Agents at (094) 98 60039 or visit www.jameskilcoyne.com



Great results from Kilcoyne auctions

Farms and land sold recently by James Kilcoyne Auctioneer achieved great prices at auction.

A very well attended auction took place on Friday, 7th of May at Moran's Licensed premises, Aghamore, Ballyhannis, Co. Mayo when two farms which comprised of a two storey residence, in need of repairs, and a disused single storey residence together with outbuildings standing on a total of circa 51 acres of mixed quality lands were offered for sale, the estate of the late Michael McLoughlin. Bidding was very brisk at the auction. The two farms were sold in four separate lots at a total consideration of €336,000. The auction was conducted by James Kilcoyne, Auctioneer, Ballaghaderreen who is looking for similar properties for interested clients on his books.

A well attended auction took place on Saturday, 8th of May at Kennedy's Licensed premises, Williamstown, Co. Galway of circa 37 acres of mixed quality lands re the estate of Michael Long, deceased. Bidding opened at €100,000 with a further ten bids of €5,000 each to €150,000 when the farm was put on the market. The farm was sold at €152,000. The auction was conducted by James Kilcoyne, Auctioneer, Ballaghaderreen who is looking for similar properties for interested clients on his books.

Ballaghaderreen, Co. Roscommon

FORTLANDS

Quality Family Homes at Affordable Prices
HIGH ENERGY RATED // ATTRACTIVE TAX REBATE

**Advice Seminar at Abbeyfield Hotel
 Saturday May 29th at 12.00**

- Advice on the Tax Rebate • Mortgages available
- €5,000 Voucher on Contracts signed by June 25th

SHOW HOUSE OPENED ON SATURDAY AND SUNDAY FROM 1-5PM
 Terms and Conditions apply

Sole Selling Agent:
 James Kilcoyne Estate Agents Ballaghaderreen
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