

John P. Younge FRICS. FSCSI.,
Auctioneer & Valuation Surveyor.
35, Lower Pembroke Street, Dublin 2, Ireland

Tel: +353 01 661 8428
Web: www.jpyoung.ie

Fax: + 353 01 676 5719
E-mail: jpyoung@eircom.net

Licensed Premises of Character, with considerable Development Potential, in Village Centre trading position, on the Wild Atlantic Way, adjacent to the North Mayo Coast. Freehold.

‘HEALY’S’,
MAIN STREET, BALLYCASTLE, CO. MAYO.



These Family operated Premises enjoy extensive frontage to the main thoroughfare of Ballycastle, a picturesque Town on the busy coastal route between Killala to the south east and Belmullet to the west, on the renowned ‘Wild Atlantic Way’. There is an attractive traditional style Public Bar and an adjoining Dining Room, located ‘back-to-back’ together with extensive ancillary accommodation providing additional outside Beergarden areas cum party rooms etc. The property has a very extensive back garden running down to a secondary Road, overlooking the Coast and providing excellent scope for redevelopment of the property. There is considerable scope for the provision of Guest Accommodation on site.

ACCOMMODATION:

m2

Sq.ft.



Public Bar;	36.22	390
Snug;	11.11	120
Back area;	10.71	115



Dining Room;	22.06	237
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Service Passage to Kitchen; 7.485m x 1.492m. Wash-Up area; 3.079m x 2.272m. Ladies and Gents Toilets, Service Lobby; 3.616m x 1.557m. Store; 4.062m x 3.160m. Store; 3.620m x 6.262m. Modern catering Kitchen; 4.027m x 4.581m, Extractor canopy. Dry Goods store.

OUTSIDE:



Beergarden and Smoking Area with entertainment staging.



Back Garden with Coastal Views.

Store: 25.92 m2. 279 sq.ft.

Outer Dispense Bar; 21.42 m2. 230 sq.ft.

Modern Toilet Block,

Covered Courtyard; 55.66 m2. 599 sq.ft.

Raised & Covered area; 18.39 m2. 198 sq.ft.

Viewing: By prior appointment only. Price; On application to the selling Agent.