

PHASE 1 · COMING IN 2027 · ORANMORE

Where the sea *meets the sky.*

A premium collection of new homes on the Coast Road,
at the foot of Galway Bay.

PHASE 1 SITE PLAN

Find your place at Garrán.

	Skylark H3 · 3 BED	18
	Plover H3C · 3 BED	2
	Heron H4C · 4 BED	4
	Curlew H4D · 4 BED	3
	Teal D1A · 2 BED · GROUND FLOOR	19
	Tern D2A · 3 BED · FIRST & SECOND FLOORS	15
	Brent D3A · 3 BED · FIRST & SECOND FLOORS	4
	Wren D4A · 1 BED · GROUND FLOOR	4
	Linnet D4B · 1 BED · FIRST FLOOR	4

PHASE 1 HOMES

73

Indicative only. Phases 2 and 3 coming soon. Layout, landscaping and plot numbering may change.





The shared green and small play area beside the terraces. Artist's impression.

— THE GARRÁN STORY

Where exceptional
becomes home.

Homes designed to give a little more, between the village and the bay.

73

HOMES IN PHASE 1

Coast Road

ORANMORE, GALWAY

2027

FIRST HOMES ANTICIPATED



Terrace homes along the Coast Road. Artist's impression.

THE HOMES

More character. *More modern.*

Phase 1 is planned to include 73 homes: apartments, duplexes and family houses, from one to four bedrooms. Each home type has its own page, with its pictures, floor plans, room sizes and plot numbers. Phases 2 and 3 are coming soon.

HOME	TYPE	FLOOR AREA	IN PHASE 1	PAGE
HOUSES				
 Skylark H3	3 bedroom house	117.6 m ²	18	5
 Plover H3C	3 bedroom house	116.7 m ²	2	6
 Heron H4C	4 bedroom house	145 m ²	4	7
 Curlew H4D	4 bedroom house	133.2 m ²	3	8
DUPLEXES				
 Tern D2A	3 bedroom duplex	129 m ²	15	9
 Brent D3A	3 bedroom duplex	136 m ²	4	10
APARTMENTS				
 Teal D1A	2 bedroom apartment	85 m ²	19	11
 Wren D4A	1 bedroom apartment	47 m ²	4	12
 Linnet D4B	1 bedroom apartment	53.5 m ²	4	13



TYPE H3 · 3 BEDROOM HOUSE

Skylark

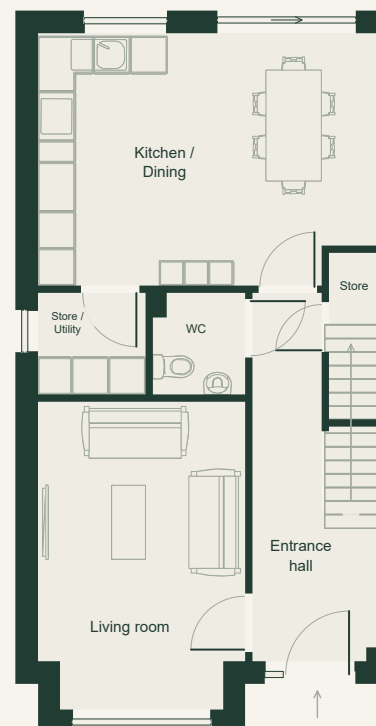
117.6 m²

1,266 sq ft

3 bedrooms • Two storeys • House • 18 in Phase 1

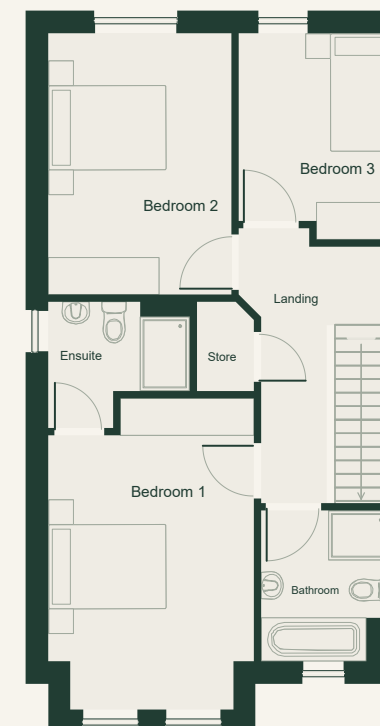
AVAILABLE AS Semi-detached, mid-terrace and end of terrace

PLOTS 31-35, 56-59, 62-66, 79-82



Ground floor 58.8 m²

Kitchen / Dining	22.2 m ²	Living room	16.3 m ²
WC	2.4 m ²	Entrance hall	10.2 m ²
Store / Utility	2.9 m ²	Store	2.2 m ²



First floor 58.8 m²

Bedroom 1	15.7 m ²	Bedroom 2	12.6 m ²
Bedroom 3	7.9 m ²	Bathroom	4.9 m ²
Ensuite	3.8 m ²	Landing	6.5 m ²
Store	1.3 m ²		

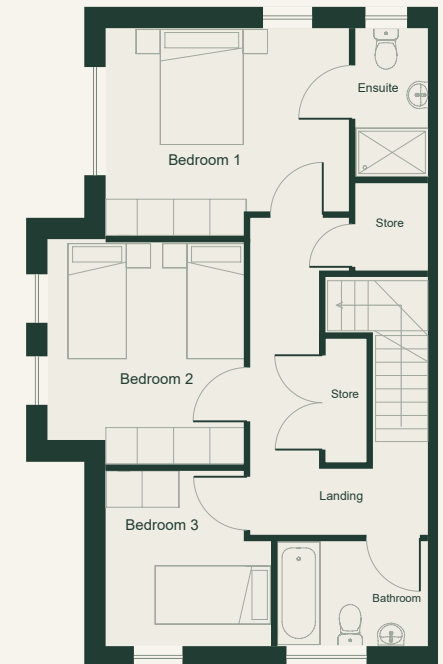
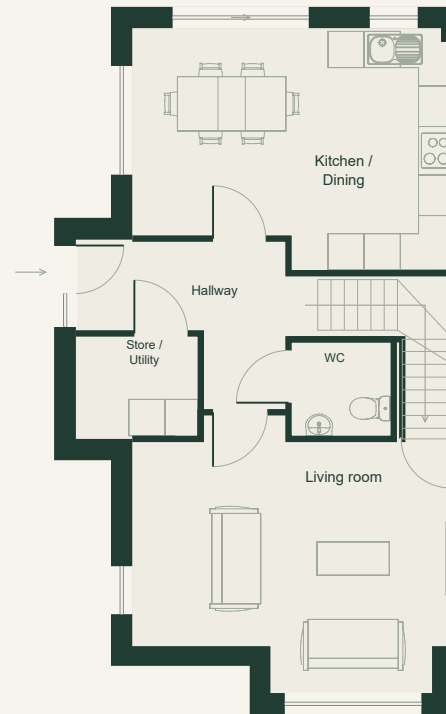


TYPE H3C · 3 BEDROOM HOUSE

Plover

116.7 m²
1,256 sq ft

3 bedrooms • Two storeys • House • 2 in Phase 1
AVAILABLE AS Semi-detached
PLOTS 78, 83



Ground floor		59.4 m ²	
Living room	20.4 m ²	Kitchen / Dining	19.8 m ²
WC	2.5 m ²	Hall	8.4 m ²
Store / Utility	3.2 m ²		

First floor		57.3 m ²	
Bedroom 1	13.1 m ²	Bedroom 2	11.4 m ²
Bedroom 3	7.4 m ²	Bathroom	4.2 m ²
Ensuite	2.9 m ²	Landing	11.8 m ²
Store	1.7 m ²	Store	1.2 m ²



TYPE H4C · 4 BEDROOM HOUSE

Heron

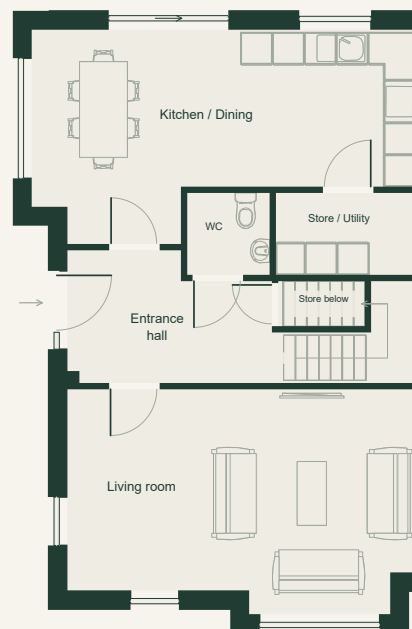
145 m²

1,561 sq ft

4 bedrooms • Two storeys • House • 4 in Phase 1

AVAILABLE AS Semi-detached and end of terrace

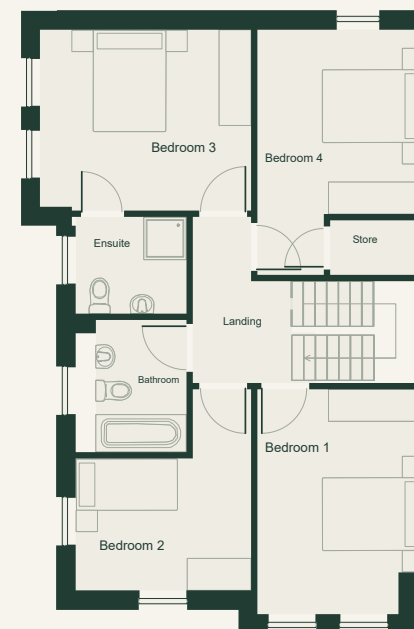
PLOTS 55, 60-61, 67



Ground floor

72.5 m²

Living room	25.8 m ²	Kitchen / Dining	23.9 m ²
WC	2.4 m ²	Entrance hall	11.9 m ²
Store / Utility	4.1 m ²	Understairs store	1.4 m ²



First floor

72.5 m²

Bedroom 1	12.9 m ²	Bedroom 2	9.6 m ²
Bedroom 3	13.5 m ²	Bedroom 4	12.3 m ²
Bathroom	4.2 m ²	Ensuite	3.8 m ²
Landing	5.3 m ²	Store	1.8 m ²



TYPE H4D · 4 BEDROOM HOUSE

Curlew

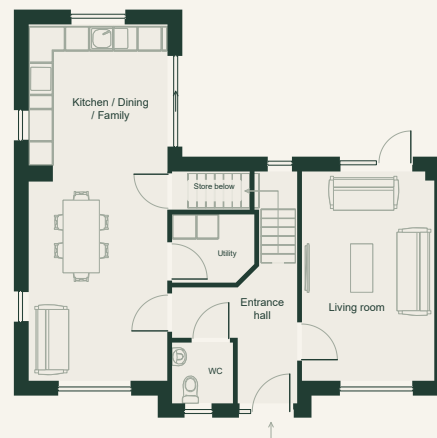
133.2 m²

1,434 sq ft

4 bedrooms • Two storeys • House • 3 in Phase 1

AVAILABLE AS Detached, including handed layouts

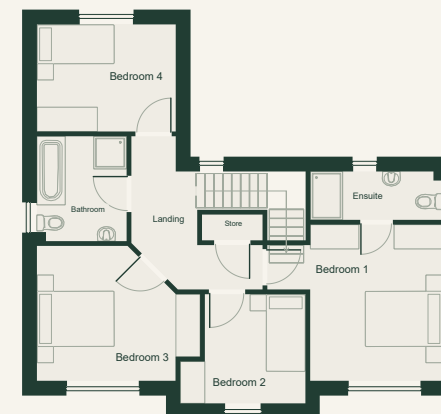
PLOTS 36-38



Ground floor

66.6 m²

Kitchen / Dining / Family	30.2 m ²	Living room	17.1 m ²
WC	2.3 m ²	Entrance hall	9.3 m ²
Utility	3.3 m ²	Understairs store	1.8 m ²



First floor

66.6 m²

Bedroom 1	13.9 m ²	Bedroom 2	7.4 m ²
Bedroom 3	11.7 m ²	Bedroom 4	9.2 m ²
Bathroom	5.7 m ²	Ensuite	4.0 m ²
Landing	6.9 m ²	Store	1.0 m ²



TYPE D2A · 3 BEDROOM DUPLEX

Tern

129 m²
1,389 sq ft

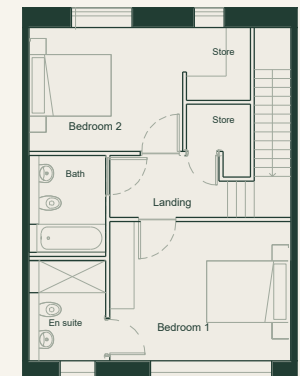
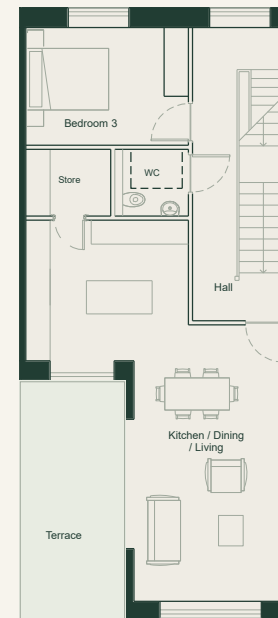
3 bedrooms • Two levels • Duplex • 15 in Phase 1

POSITION First and second floors · Terrace B

WHERE Terrace B (site terraces 1-3)

PLOTS 2-3, 6-7, 10-11, 14-15, 18-19, 22-23, 26-27, 30

Three-bedroom duplexes on the first and second floors, above Teal apartments in Terrace B.



First floor

Bedroom 3	11.7 m ²
Store	3.5 m ²
WC	3.0 m ²
Kitchen / Dining / Living	38.8 m ²

Second floor

Bedroom 2	11.6 m ²
Bathroom	4.5 m ²
Store	2.8 m ²
Store	2.3 m ²
Bedroom 1	15.4 m ²
En suite	4.7 m ²



TYPE D3A · 3 BEDROOM DUPLEX

Brent

136 m²
1,464 sq ft

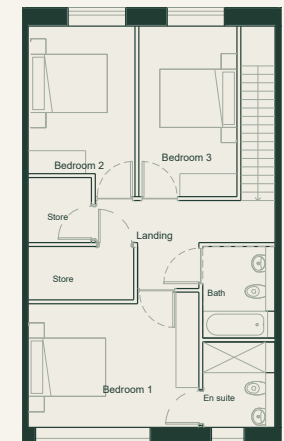
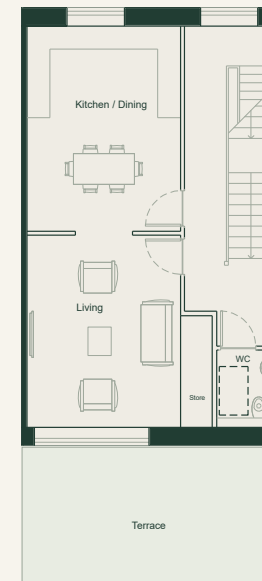
3 bedrooms • Two levels • Duplex • 4 in Phase 1

POSITION First and second floors · Terrace A

WHERE Terrace A (site terrace 4)

PLOTS 44-45, 48-49

Three-bedroom duplexes on the first and second floors of the taller section of Terrace A.



First floor

Kitchen / Dining	21.6 m ²
Living	20.0 m ²
WC	3.0 m ²
Store	2.4 m ²

Second floor

Bedroom 2	11.4 m ²
Bedroom 3	11.5 m ²
Store	2.8 m ²
Store	3.9 m ²
Bathroom	4.5 m ²
Bedroom 1	14.9 m ²
En suite	4.2 m ²



TYPE D1A · 2 BEDROOM APARTMENT

Teal

85 m²

915 sq ft

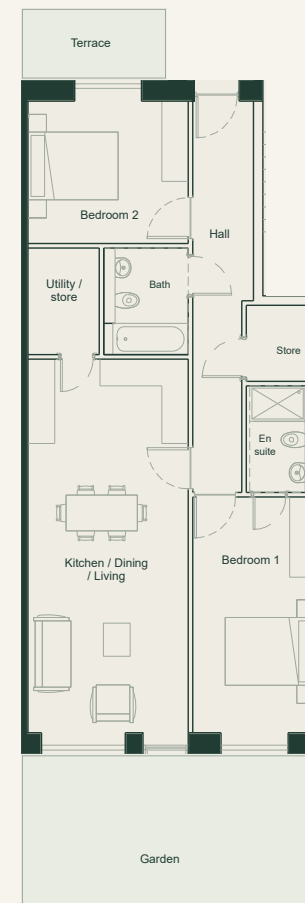
2 bedrooms • Single level • Apartment • 19 in Phase 1

POSITION Ground floor · Terraces A and B

WHERE Terrace B (site terraces 1-3) and Terrace A (site terrace 4)

PLOTS 1, 4-5, 8-9, 12-13, 16-17, 20-21, 24-25, 28-29, 43, 46-47, 50

Ground-floor two-bedroom apartments, below the duplex homes. Also available in Terrace A.



Ground floor

Bedroom 2	11.5 m ²
Utility / store	3.5 m ²
Bathroom	4.5 m ²
Store	2.6 m ²
En suite	4.2 m ²
Bedroom 1	14.7 m ²
Kitchen / Dining / Living	30.2 m ²



TYPE D4A · 1 BEDROOM APARTMENT

Wren

47 m²

506 sq ft

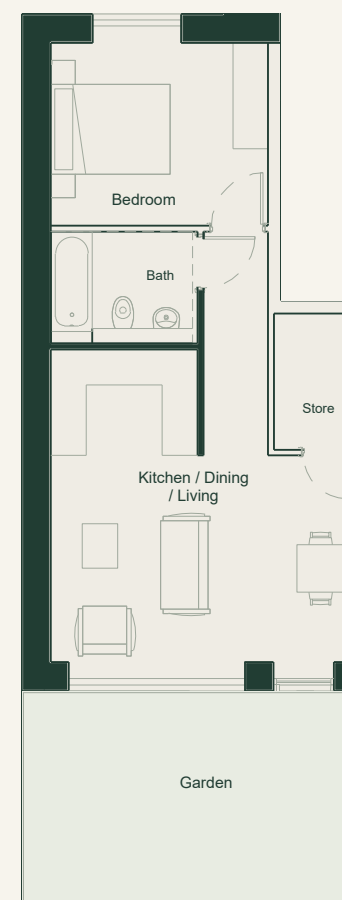
1 bedroom • Single level • Apartment • 4 in Phase 1

POSITION Ground floor · Terrace A

WHERE Terrace A (site terrace 4)

PLOTS 39, 41, 51, 53

Ground-floor one-bedroom apartments in the lower, two-storey wing at the right of Terrace A.



Ground floor

Bedroom	11.5 m ²
Bathroom	4.5 m ²
Store	2.6 m ²
Kitchen / Dining / Living	23.0 m ²



TYPE D4B · 1 BEDROOM APARTMENT

Linnet

53.5 m²

576 sq ft

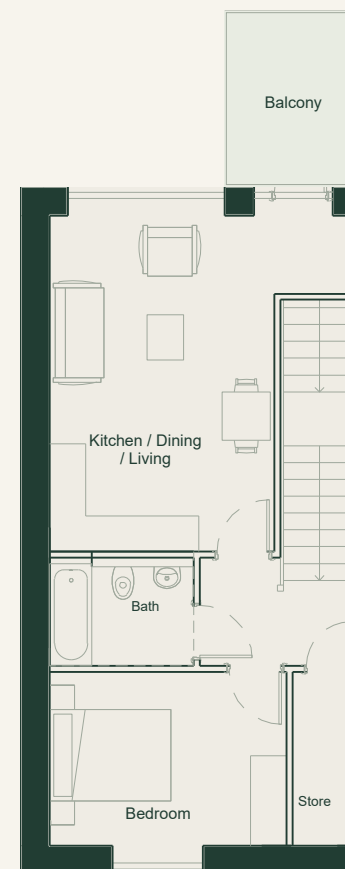
1 bedroom • Single level • Apartment • 4 in Phase 1

POSITION First floor with private ground-floor entrance · Terrace A

WHERE Terrace A (site terrace 4)

PLOTS 40, 42, 52, 54

First-floor one-bedroom apartments in the lower wing at the right of Terrace A, with private ground-floor entrances.



First floor

Kitchen / Dining / Living	23.0 m ²
Bathroom	4.5 m ²
Bedroom	11.4 m ²
Store	3.0 m ²

— VIRTUAL TOUR

Step inside *the Heron.*

Walk room to room through the Heron, a four-bedroom house of 145 m², from the entrance hall to the bedrooms upstairs.

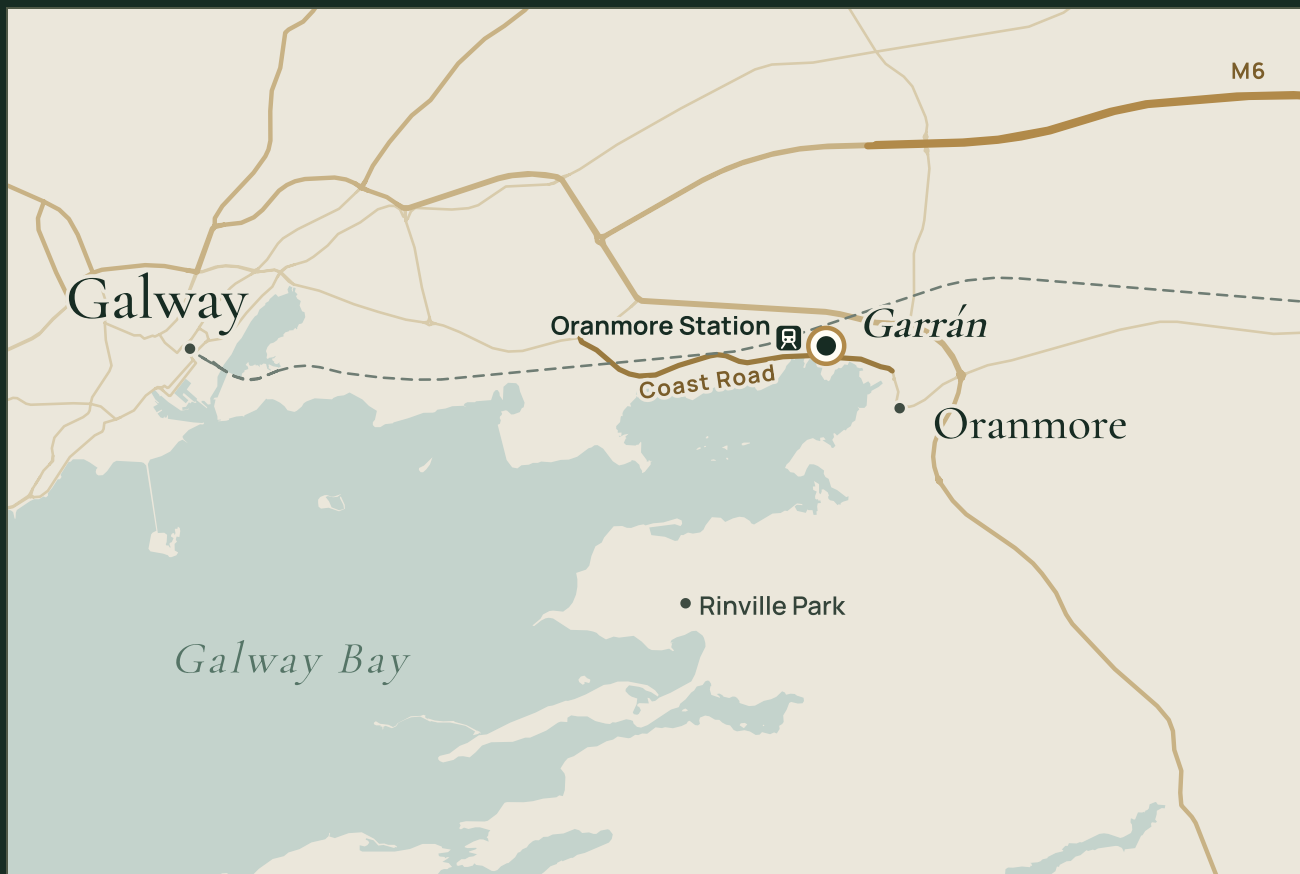
TAKE THE TOUR AT [GARRAN.IE](https://garran.ie)

Furniture and finishes are illustrative.



Live *more* in Oranmore.

A village to belong to, and a coast to come home to. On the Coast Road at the head of Galway Bay, with Oranmore village and its railway station close by and Galway city within reach.



Illustrative map - Not for navigation

© OpenStreetMap contributors

WELL CONNECTED

Approximate drive from the Coast Road area

Oranmore village	5–10 min
Oranmore railway station	5–10 min
M6 connection	5–10 min
Rinvile Park	10–15 min
Galway city centre	15–25 min
Shannon Airport	55–70 min

Oranmore → Galway

Around 10 minutes by train, station to station.

Approximate times; they vary with route and traffic.

The everyday, close to home

Cafés, restaurants, supermarkets and local services in an established village centre.

Room to learn

Primary and secondary schools in the village, with Irish-medium primary education available locally.

More nature, more connection

Woodland walks, picnic spots and a playground at Rinvile Park, and coastal scenery around Rinvile Point.

Find your people

Local clubs, community sports pitches and golf close by, from team sports to a relaxed weekend round.

REGISTER YOUR INTEREST TODAY

Move into *more*. Choose Oran*more*.

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GARRÁN

AN GARRÁN BEITHE · ORANMORE, CO. GALWAY

Images and the virtual tour are artist's impressions. Furniture, décor and finishes are shown for illustration only. Homes of the same type vary from plot to plot, including handing, position and parking or driveway arrangements. Floor plans are indicative and not to scale. Layouts, floor areas, specification and plot numbering are indicative, may change, and do not form part of any contract.

