

Cohalan Downing

**C.5,500 sq.ft. Licenced Premises
with Separate
living Accommodation
on 0.5 Acres**

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**Former Lake House Hotel, Inchigeelagh, Macroom, Co. Cork
P12 YE24**



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www.cdacork.com

10 bedroom hotel (not currently trading) situated within the heart of Inchigeelagh Village comprising of 5,500 sq.ft approx. in addition to a newly constructed 3 bedroom owners residence extension comprising a further 1,800 sq.ft. approx. to provide overall accommodation of some 7,300 sq.ft on a site of 0.5 acres.

The owners residence / living quarters are situated to the rear of the hotel and are immaculately presented in pristine condition after being recently constructed, with tranquil views overlooking the landscaped gardens.

The former hotel and licenced premises benefits from 4 recently refurbished en-suite guest bedrooms. The remainder of this section of the property would require refurbishment and upgrading works throughout.

Macroom town is located c.12km east of Inchigeelagh village, Bantry a c.25 minute drive and Cork City c.40 minutes drive. Inchigeelagh is a beautiful scenic village which includes amenities such as shop, school, church, pub and the popular Lough Allua.

It is also situated within close proximity to the famous Gougane Barra.

Viewings Strictly By Appointment With Joints Agents

FOR SALE BY PRIVATE TREATY

ACCOMMODATION SCHEDULE

OWNERS RESIDENCE - GROUND FLOOR

Kitchen

Tiled flooring, fitted oak kitchen, worktop, sink, gas range-master, cooker, extractor fan, integrated dishwasher, fridge freezer

Hallway

Tiled flooring

Downstairs W.C.

Tiled flooring, W.C., W.H.B.

Living room

Semi solid oak flooring, vaulted ceilings, large 16kw stove with granite surrounding, patio doors, beautiful open plan space looking onto rear gardens

Bedroom 1

Wooden flooring

En-suite

W.C., W.H.B., shower

OWNERS RESIDENCE - FIRST FLOOR

Bedroom 2

Wooden flooring

En-suite

Tiled flooring, W.C., W.H.B., power shower

Bedroom 3

Wooden flooring

En-suite

Tiled throughout, W.C., W.H.B., power shower

HOTEL - GROUND FLOOR

Kitchen

Fitted kitchen, large commercial gas cookers and ovens, sinks.

Bar

Bar counter, sink, open fireplace, seated areas

Hallway 1

Wooden flooring

Hallway 2

Carpet flooring

Dining room

Carpet flooring, open fireplace

Function room

HOTEL - 1ST FLOOR ACCOMMODATION

Landing 1

Carpet flooring

Landing 2

Carpet flooring

Bedroom 1

En-suite

Bath, W.C., W.H.B., shower

Bedroom 2

Bedroom 3

Bedroom 4

Bedroom 5

Bedroom 6

Toilets & storage area

NEWLY RENOVATED SECTION

Hallway

Semi solid oak flooring

Bedroom 7

Carpet flooring, new fitted wardrobes

En-suite

Tiled throughout, W.C., W.H.B., power shower

Bedroom 8

Carpet flooring

En-suite

Tiled throughout, W.C., W.H.B., power shower

NEWLY RENOVATED SECTION

Bedroom 9

Carpet flooring

En-suite

Tiled throughout, W.C., W.H.B., power shower

Bedroom 10

Carpet flooring

VIEWINGS:

Strictly by prior appointment with Joint Agents;

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PHOTOGRAPHS





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