

For Sale

Asking Price: €695,000

**Sherry
FitzGerald**
O'Neill



Kilcoe, Ballydehob, Co Cork.
P81 PF50

BER B3

sherryfitz.ie



Stunning coastal, 4 bedroom bungalow residence on 1 acre approximately of mature landscaped grounds with magnificent views over Roaring Water Bay and the many scenic Islands for which this area of West Cork is renowned.

The residence is presented to an exceptional standard and is cleverly designed to maximize light and to take advantage of the unrivalled views. The many attractive features of this home include large double glazed pvc windows, Stovax wood-burning stove, oil fired central heating and solar panels.

The property comprises spacious accommodation of approximately 177 sq. m. / 1,900 sq. ft. laid out in well-designed rooms. The accommodation includes entrance hallway, sitting room, kitchen/dining room with modern kitchen units, utility, 4 bedrooms with master ensuite, family bathroom and a cosy study area with an access door to a sheltered seating area.

The grounds are landscaped to enhance the privacy of this outstanding property whilst ensuring that the unique views and ambience are not compromised. The grounds are magnificently laid out bordered by lawns, mature specimen trees, shrubs and flower beds with several seating areas to take advantage of the morning/afternoon and evening sun.

A nearby cove / beach is ideal for sea swimming or mooring a boat, giving you access to all that Carbery's Hundred Isles has to offer.

The property is positioned approximately 6 miles west of Skibbereen town and is convenient to both Ballydehob (4 miles approx.) and Schull (8.5 miles approx.).





GROSS INTERNAL AREA

TOTAL : 179.01 m²

Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission, or misstatement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser.



NEGOTIATOR

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VIEWINGS

Strictly By Appointment Only

ENERGY RATING

BER: B3
Cert No.: 105529044
EPI: 131.65 kWh/m²/yr

sherryfitz.ie
sfoneill.ie
myhome.ie
daft.ie
propgoluxury.com

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