

For Sale

Asking Price: €895,000

**Sherry
FitzGerald**
O'Neill



Snave, Ballylickey,
Co. Cork, P75 KR96.

BER C1

sherryfitz.ie



Scenic waterfront 4/5 bedroom architect-designed residence set on 3.4 acres approx. of landscaped and woodland gardens that sweep down to the tidal River Coomhola Estuary. Ideally located between Bantry and Glengarriff, the property offers unparalleled Bantry Bay views and spectacular mountain scenery.

Built in 2000 and extended in 2008, the home provides approximately 3,197 sq. ft. (297 sq. m.) of beautifully finished living space. Features include bespoke kitchen and bathrooms, oil-fired central heating with partial underfloor heating, large double-glazed picture windows, open fireplaces with feature surrounds and premium finishes throughout.

The ground floor is centred around a contemporary bespoke kitchen and dining area, designed to maximize the breathtaking views with a cosy snug and distinctive bay window off. The layout also includes a lounge, formal dining room, library, study, utility, bathroom and store. Upstairs, the master suite includes a luxurious bathroom and walk-in wardrobe alongside three further bedrooms and a family bathroom.

The gardens are immaculately maintained, combining mature specimen trees, colourful shrubs and flower beds with natural rocky outcrops. Woodland paths lead directly to the tidal estuary of the Coomhola River, offering easy access for kayaking or other outdoor pursuits.

Located near Ballylickey Village, Snave Bay benefits from the Gulf stream and is celebrated for its natural beauty, small harbour and beach. The vibrant town of Bantry, with its shops, schools, pubs and recreational facilities is just 15 minutes away, as is Glengarriff. Cork City and airport are just over an hour's drive.

A property of this quality, privacy and setting is exceptionally rare in West Cork. Offering a seamless blend of lifestyle, luxury and location, viewing is highly recommended for the discerning buyer.





GROSS INTERNAL AREA

TOTAL : 296.67m²

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.



Outline for illustration only, not to be relied upon.



NEGOTIATOR

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VIEWINGS

Strictly By Appointment Only

ENERGY RATING

BER: C1
Cert No.: 102929973
EPI: 174.74 kWh/m²/yr

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

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