

For Sale

Asking Price: €385,000

Sherry
FitzGerald
O'Neill



4 Fernhill Woods, Clonakilty,
Co Cork, P85F894

BER B3

sherryfitz.ie



4 Fernhill Woods offers a delightful semi-detached home, recently renovated, in a sought after mature residential development enjoying an excellent location convenient to Clonakilty town centre.

This spacious property spans 105.8 sq.m. (1,139 sq.ft.) and boasts a B3 BER rating, ensuring energy efficiency and comfort throughout. Recent upgrades include 3 new bathrooms, a new immersion tank, new condensing oil boiler, double insulated floored attic space, zoned heating, while the wall cavities have been pumped previously for insulation.

Upon entering, you are greeted by a welcoming hallway featuring warm wooden flooring and a staircase leading to the upper level. The living room is a cosy retreat, complete with a stylish fireplace and ample seating space, perfect for relaxing evenings. The large bay windows allow natural light to flood the room, creating a bright and airy atmosphere.

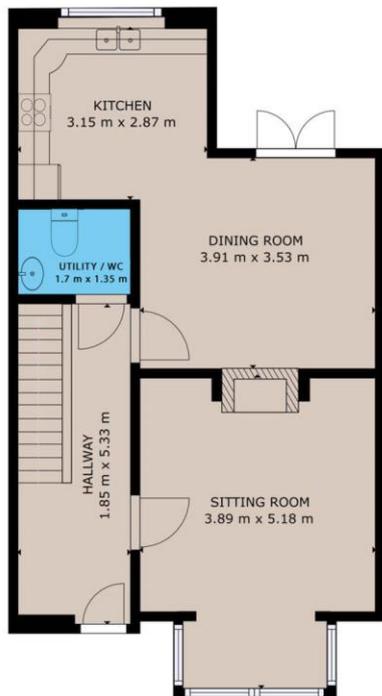
The kitchen and dining area are seamlessly connected, offering a functional space for both cooking and entertaining. The kitchen is well-equipped with modern appliances and ample storage, while the dining area opens onto a lovely patio, ideal for al fresco dining.

Upstairs, there are three bedrooms including the master bedroom which features a recently upgraded en-suite bathroom while built-in wardrobes provide plenty of storage. The main bathroom is elegantly designed, featuring a sleek shower and modern fixtures. A convenient WC on the ground floor has room for the washing machine and dryer which adds to the practicality of this home.

Outside, the property boasts a well-maintained garden, perfect for outdoor activities and relaxation. The rear garden is private and includes a patio area, ideal for enjoying sunny days.

This property is a wonderful opportunity for those seeking a comfortable and stylish home in a desirable location.





GROUND FLOOR



FIRST FLOOR

GROSS INTERNAL AREA

TOTAL : 105.86m²

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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ENERGY RATING

BER Rating: B3
BER No: 104694583
EPI: 149.53 kWh/m²/yr

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myhome.ie

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