

Unique 6-bedroom architect designed home with water views

An Nead, 2 Ballnamought, Tivoli Estate, Lovers Walk, Cork City T23E8WN

savills



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About this property

Savills is delighted to present An Nead, 2 Ballnamought, Tivoli Estate, Lovers Walk, Cork City, an inspiring architect designed family home situated on a south facing site located in a quiet cul de sac.

Upon arrival you are greeted by a generous gravel driveway with a large (30 sq m) carport. The front facade of An Nead, (which translates from Irish as 'The Nest') has an unassuming profile with subtle design features such as untreated Larch, smooth plaster finishes and Liscannor Stone. Upon entry you are transported into a unique property with exceptional attention to detail. Features such as a vaulted reception hallway ceiling, a double-sided stove connecting the lounge to the dining room and east to west in line windows highlight the level of consideration given to the property's design. Making your way into the open plan hallway/kitchen/dining area reveals an inclusive area, a clever use of space and a design that emphasises the connection with the outside space. The private, south facing garden space can be easily accessed via large single pane sliding doors from both the dining area and kitchen space.

This open plan space creates access to three separate reception rooms, a large larder and guest lavatory. The lounge is a welcoming room with a double-sided stove and benefits from east, south and west facing

orientations maximising natural light, whilst the family room and den provide more separate living spaces that are private and well proportioned. A single storey element comprises of a study, utility room, guest bedroom, shower room, and storeroom which is plumbed for use as a kitchen. This area can be separately accessed and has potential to serve as a self-contained space.

Making your way upstairs you will find 5 double bedrooms, linen closet and the main bathroom. The master bedroom is generously proportioned with an en suite from where you can enjoy harbour views from the bathtub and a walk-in wardrobe. This room highlights the architectural design of the property through a feature large porthole window that transfers a high level of natural light into the room. Stepping into the rear garden brings you to an oasis of calm. A level lawn space is private and south facing and has road frontage onto Tivoli Estate. From the rear garden, the property's architectural design can be appreciated all the more with full view of the large feature master bedroom window and the full extent of the design detail.

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Plans



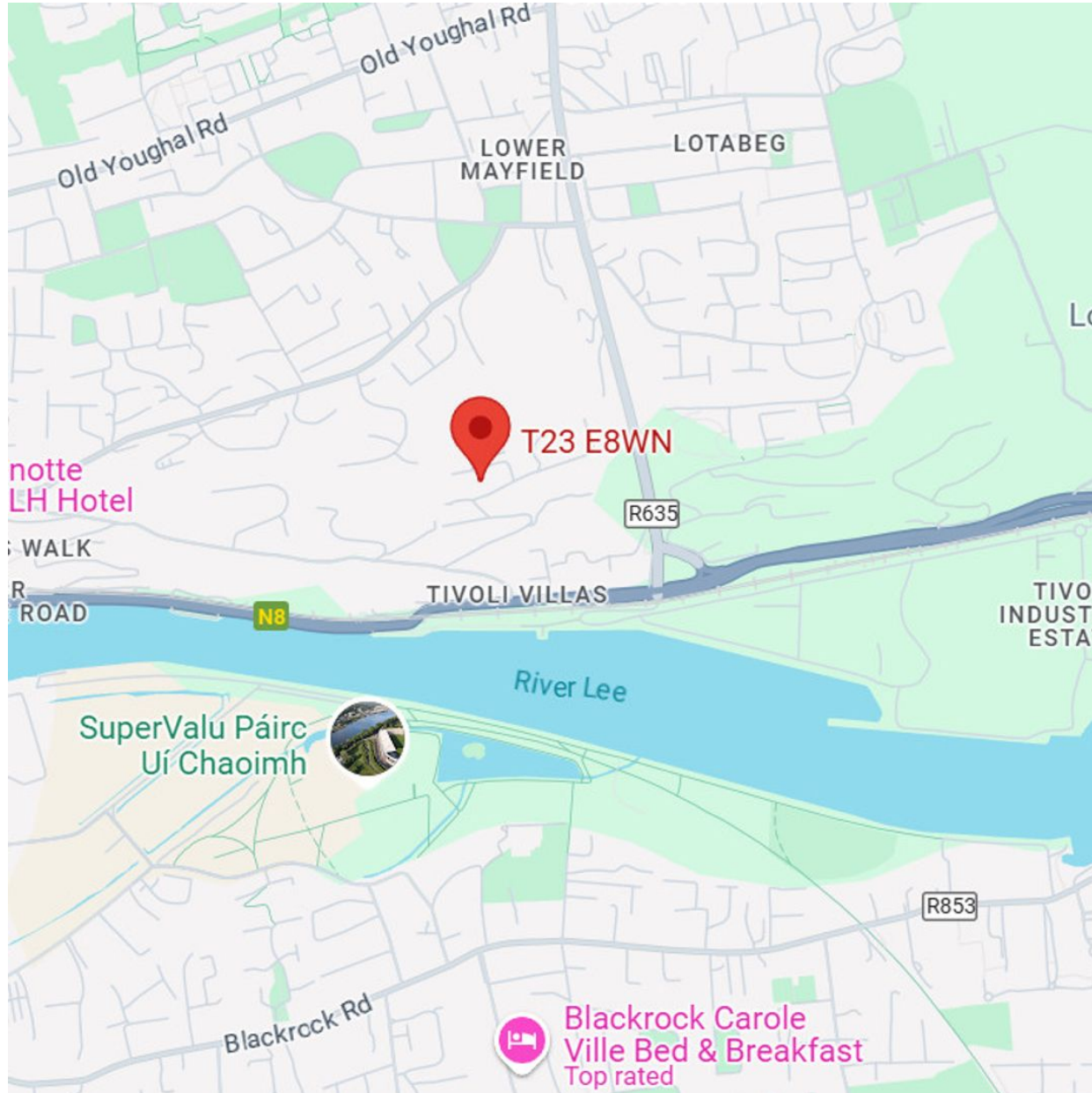
Approx. 350sq m /
3821sq ft



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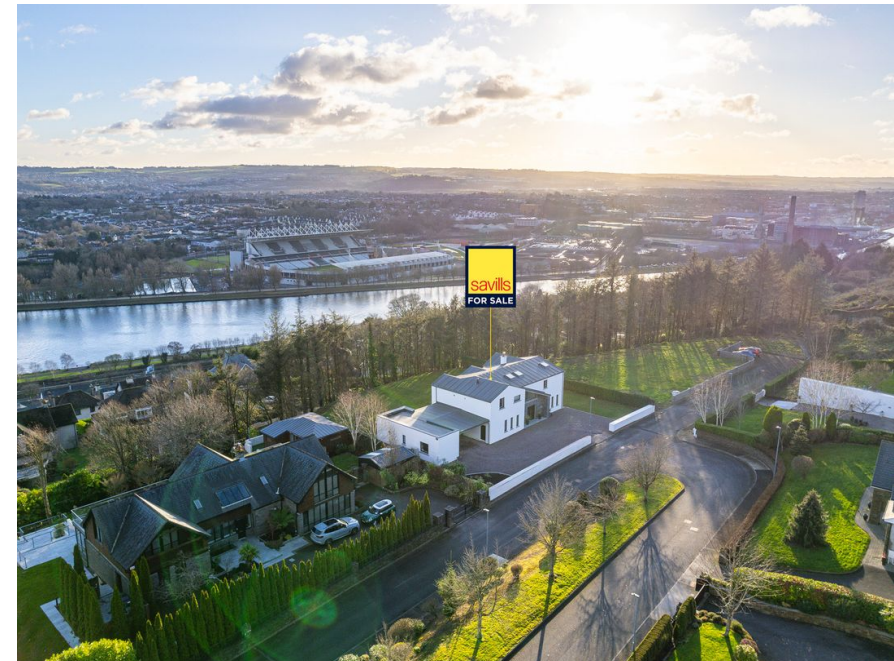
Local Area

Cork City – 4 kms

Cork International Airport – 11 kms

Jack Lynch Tunnel – 6 kms

All distances are approximate



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Property Details

Key Features

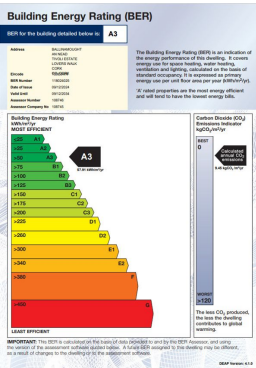
- Inspiring 6-bedroom detached home with harbour views
- Approx. 350sq m / 3821sq ft
- Situated on about 0.20 ha / 0.5 of an acre
- High level of finish internally and externally
- Large south facing rear garden
- Carlson Oak and Alu clad double glazed windows
- Built c. 2019

Services & Additional Information

- Air to water heating with heat recovery system
- Alarm / Mains services

BER

BER Rating = N/A



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