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## Whitethorn Lodge, Farnahoe, Innishannon, West Cork, T12 VH0V

Occupying its own elevated setting among some of Innishannon's finest homes, this spacious five-bedroom residence with detached home office offers the space and independence that have become increasingly difficult to find.

## Ground Floor

- Entrance Hall 4.76m (15'7") x 2.45m (8')
- Living Room 4.24m (13'11") x 3.93m (12'11")
- Dining Room 4.24m (13'11") x 3.93m (12'11")
- Kitchen Area 5.57m (18'3") max x 5.48m (18')
- Utility 2.11m (6'11") x 0.93m (3'1")
- Bedroom 1 4.18m (13'9") x 3.50m (11'6")
- Bathroom 2.58m (8'6") max x 2.40m (7'11")
- Bedroom 2 4.31m (14'2") max x 2.88m (9'5")

## First Floor

- Master Bedroom 4.74m (15'7") x 3.82m (12'6")
- En-suite 2.30m (7'7") x 1.74m (5'9")
- Walk-in Wardrobe 1.74m (5'9") x 1.42m (4'8")
- Bathroom 2.36m (7'9") x 1.70m (5'7")
- Bedroom 4 4.24m (13'11") x 3.36m (11')
- Bedroom 5 4.24m (13'11") x 3.28m (10'9")



### Living Room

This is a bright and welcoming room enjoying a walk-in bay window overlooking the front lawn and driveway, filling the space with natural light throughout the day. Featuring timber flooring and a decorative fireplace, this is one of two comfortable reception rooms within the home, ideal for both relaxing and entertaining.



### Kitchen Area

A beautifully bright and spacious country kitchen featuring a large central island with breakfast bar, south-facing French doors opening onto the patio and a charming west-facing snug bathed in evening light. Finished with cream fitted units, granite worktops and generous glazing, it is a wonderfully social and welcoming heart of the home.



### Master Bedroom

A spacious and inviting master bedroom enjoying views over the rear garden, patio and across the village beyond. Featuring warm timber ceilings, fitted wardrobes and generous floor space, the room has a wonderfully cosy yet airy feel, further enhanced by the convenience of a private ensuite bathroom.

Set behind its own gated entrance on a generous elevated site, this handsome five-bedroom family home enjoys a setting that feels wonderfully independent, yet remains just a short stroll from the heart of Innishannon village. Occupying approximately 1,900 sq. ft., the house is perfectly arranged for modern family life. Two reception rooms provide space for everything, while the recently updated kitchen forms the natural heart of the home. Flooded with sunlight and opening towards the garden, it is a room that seems designed for long breakfasts, endless cups of coffee and the occasional attempt at becoming a celebrity chef.

The accommodation is both practical and flexible, with two bedrooms on the ground floor and three further bedrooms overhead, including a generous master suite complete with walk-in wardrobe and ensuite. Whether accommodating a growing family, visiting grandparents or teenagers who require their own kingdom, the layout adapts with ease. Step outside and Whitethorn Lodge reveals another of its many advantages, the mature gardens wrap around the house, creating a private haven filled with colour, shelter and sunshine. To the rear, a purpose-built detached home office offers something increasingly sought after yet rarely found. Currently arranged as two separate offices, it provides an ideal space for remote working, creative pursuits or simply escaping household negotiations regarding whose turn it is to empty the dishwasher.

The setting itself is particularly special. Positioned along one of the village's most desirable residential stretches, surrounded by substantial detached homes on generous plots, there is a sense of space and permanence that newer developments often struggle to replicate. Here, front gardens are measured in lawns rather than flowerpots, neighbours are comfortably nearby rather than immediately outside the window, and mature trees provide a backdrop that cannot be installed by a landscaping contractor next month.

For families, the location is difficult to improve upon. The primary school is within walking distance, village amenities are moments away, and access towards Cork City is remarkably convenient. Better still, the beaches and coastline of West Cork lie waiting to the west, making spontaneous evening walks by the sea entirely achievable.

Whitethorn Lodge offers something increasingly rare: a family home with character, space to grow and a setting that feels established rather than newly created. A place where children can play on the lawn, parents can work from home, friends can gather around the kitchen table, and life can unfold at a pace that feels just a little more enjoyable.



## Ground Floor



## First Floor



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