

26 The Ferns, Classes Lake, OVENS, CO. CORK.



Howard

Auctioneers, Estate Agents & Valuers

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PSR No. 003581

3 Bedroom End of Terrace Residence

Presented to the market by Dan Howard & Co., this exceptional A-rated family home is situated in the highly sought-after development of The Ferns, Classes Lake, Ballincollig. Built in 2019, this property has been upgraded to an outstanding specification and offers one of the most energy-efficient and feature-rich homes currently available in the Cork market. This is a stunning 3 bed end of terrace with a spacious driveway to the front and large garden area to the rear.

The current owners have invested significantly in renewable energy, smart home technology, and premium fixtures throughout, resulting in a truly turnkey home with exceptionally low running costs. This property qualifies for a Green Mortgage, enabling eligible buyers to avail of preferential interest rates from participating lenders.

LOCATION:

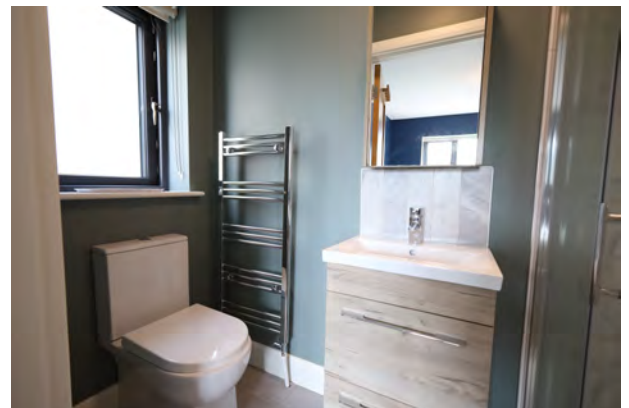
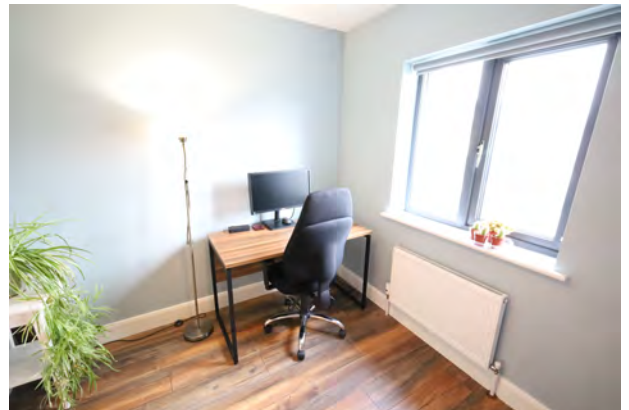
Classes Lake, Ballincollig is one of Cork's most popular and fast-growing suburban addresses, perfectly positioned for both quality of life and everyday convenience. Residents enjoy walkable access to a superb range of local amenities including supermarkets, pharmacies, cafés, restaurants, medical services, creches, primary and secondary schools, and a wide variety of sports and leisure clubs — everything a busy family could need on the doorstep.

The development enjoys direct and easy access to the N40 South Ring Road dual carriageway, placing Cork City, Cork Airport, and the wider county road network within easy reach. Ballincollig is also home to a thriving employment corridor, with many of Ireland's leading multinational and high-tech companies located nearby, including significant pharmaceutical, medical device, and technology employers — making it an ideal base for seeking a short commute to major employment hubs.

For those who love to explore the wider region, Ballincollig's position on the western edge of Cork City makes it an ideal gateway. The stunning landscapes of County Kerry — including Killarney National Park, the Ring of Kerry, and the Wild Atlantic Way — are less than an hour's drive away, offering world-class scenery and outdoor pursuits right on your doorstep.

For those seeking a home that combines modern energy efficiency, premium upgrades, and an unbeatable location, 26 The Ferns represents an exceptional opportunity and early viewing is strongly advised.





PROPERTY DETAILS:

Hallway: **4.7m x 3.0m**

WC: **1.6m x 1.4m**

Sitting Room: **4.7m x 3.0m**

Kitchen / Dining: **5.6m x 4.0m**

Utility Room: **1.5m x 1.4m**

STAIRS TO FIRST FLOOR

Master Bedroom: **3.7m x 3.5m**

Ensuite: **2.5m x 1.0m**

Bedroom 2: **3.8m x 3.5m**

Bedroom 3: **2.7m x 2.5m**

Bathroom: **2.5m x 2.0m**



Fully floored loft with Stira staircase for excellent additional storage.

ASKING PRICE:

€445,000



VIEWING STRICTLY BY APPOINTMENT WITH SOLE SELLING AGENT

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