

Beautiful A rated four bedroom
semi detached home

2 Rosewell, Ballinlough Road, Cork City, T12 WY9T



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About this property

Savills is delighted to introduce 2 Rosewell to the open market, a superb 4 bedroom semi-detached house in immaculate order throughout awash with modern features and specification.

The accommodation begins with a bright entrance hallway, leading to a spacious front lounge complete with stove. To the rear, the property opens into a superb open-plan kitchen/dining/living space complemented by a modern sun room that floods the home with natural light. The open plan area is south facing and is ideal for modern living and connects seamlessly to the patio and rear garden. A utility room, guest WC and understairs storage complete the ground floor.

Upstairs, the layout is well considered and provides excellent bedroom accommodation. There are three double bedrooms, including one en suite, along with a stylish main bathroom. On the second floor, you will find a fourth double bedroom and an additional bathroom, offering superb flexibility for guests, work or family use.

Outside, the front of the property includes a cobble-block driveway with easy side access. The south-facing rear garden features a paved patio

ideal for outdoor dining and entertaining, along with a lawn, mature planting and a steel shed, all enclosed by a block wall and timber fencing for privacy and shelter.

Ballinlough Road is a mature, highly convenient location with excellent schools, local shops, bus routes, cafés and parks all within a short walk. It offers quick access to the city centre, Douglas and key transport routes, making day-to-day living straightforward. The area has a strong community feel and remains one of Cork's most dependable and desirable addresses. This home will appeal to a wide range of buyers, those trading up seeking more space and long-term comfort, buyers relocating who want a solid, well-connected base in a mature area, and first-time purchasers looking for a forever home rather than a steppingstone. Its layout, modern features and strong location make it a smart fit for anyone prioritising practicality, longevity and ease of living.

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Accommodation

Ground Floor

Entrance hallway

Kitchen/dining/living room

Lounge

Sun room

Utility room

Guest WC

Cloakroom

First Floor

Bedroom 1, en suite

Bedroom 2

Bedroom 3

Main bathroom

Second floor

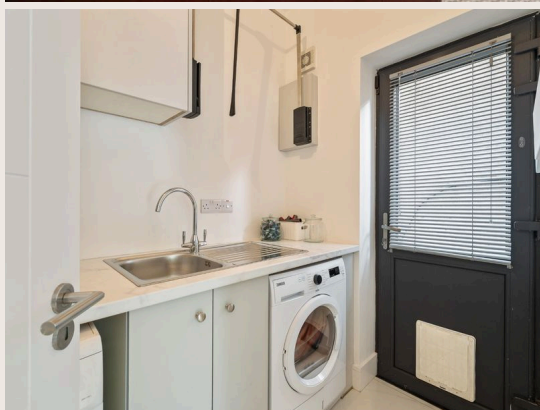
Bedroom 4

Bathroom



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Plans



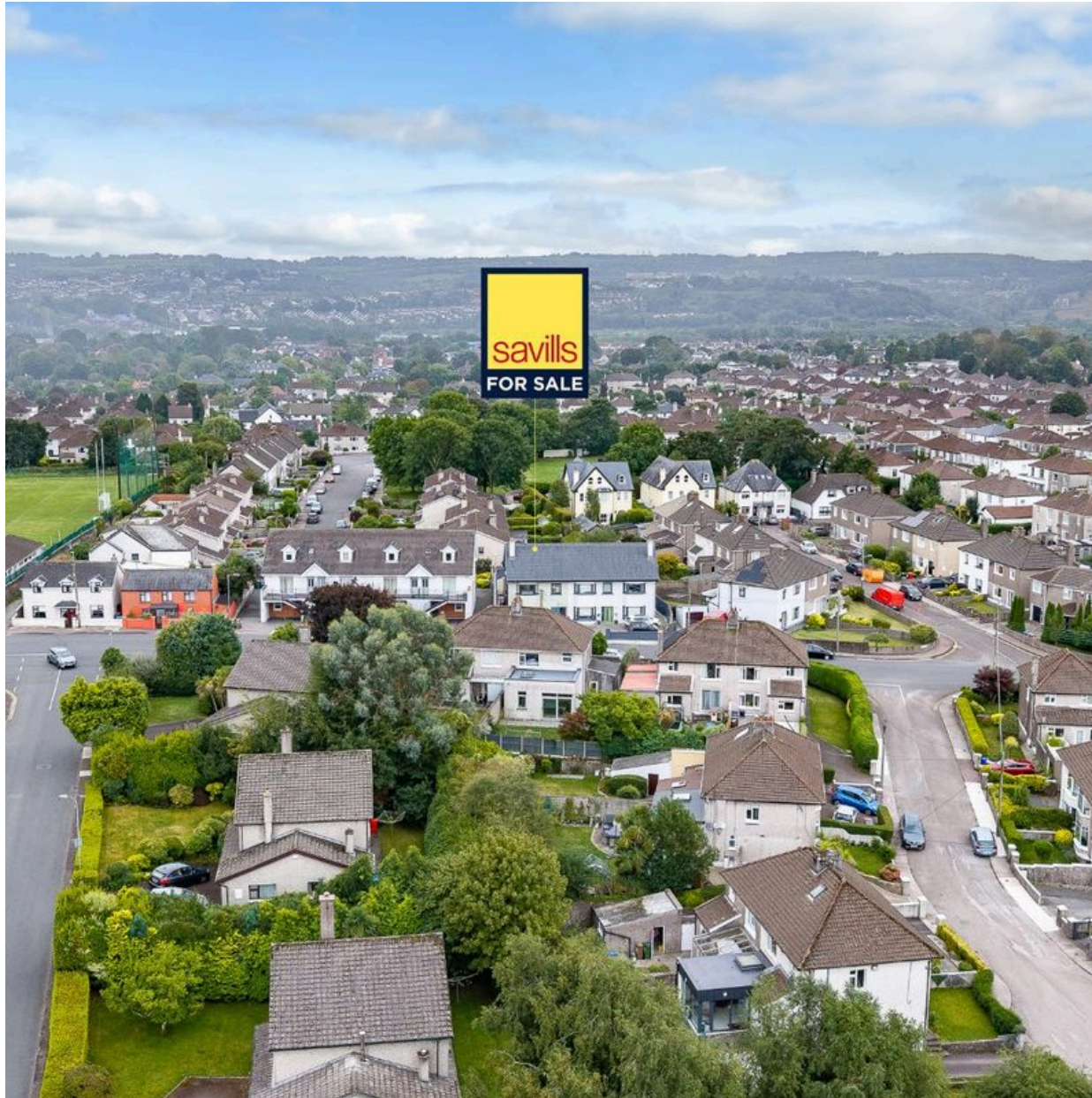
172 sq m / 1,851 sq ft



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Local Area

Cork City Centre — 2 km
Cork International Airport - 8km
Blackrock Greenway — 2.5 km
Blackrock Village — 3 km
Marina Walk — 2 km
Mahon Point — 5 km
Douglas Village — 2.5 km
Páirc Uí Chaoimh — 2 km
Páirc Uí Rinn — 1 km
UCC - 4 km
MTU - 7.5 km



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Property Details

Key Features

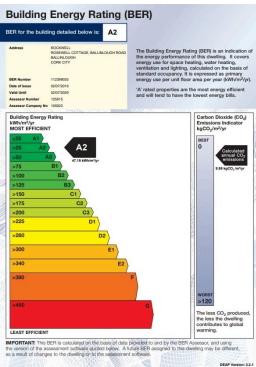
- Beautiful 4 bed semi-detached property
- Approx. 172 sq m / 1,851 sq ft
- South facing rear garden
- Private paved patio area
- Convenient to all amenities
- Close to all social and essential amenities
- A rated BER
- Private parking
- Close to bus routes

Services & Additional Information

- Air-to-water heating system
- Mains services
- Underfloor heating on the ground floor

BER

BER Rating = A2



Local Authority
Cork City Council

Tenure
Freehold

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Enquire



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More Information



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Viewing strictly by appointment

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