

FOR SALE

**Eastcliffe House,
Glanmire, Cork**

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ABOUT THE PROPERTY

Asset enhancement opportunity

3-storey semi-detached residential dwelling in need of refurbishment and modernisation

Extending to approx. gross floor area of 344sqm (3,700sqft)

Entire site extending to approx. 0.4ac (0.16ha)

LOCATION

The property is situated on the southern side of Glanmire Village, occupying a prominent position on the eastern side of Glanmire Road. It is adjacent to the existing AIB branch and benefits from frontage onto Eastcliffe Road, ensuring excellent visibility and accessibility.

Within walking distance, the property enjoys close proximity to essential amenities, including a Mace convenience store and petrol station, Lidl, and the Crestfield and Hazelwood centres, making it a convenient and sought-after location.

Glanmire is a vibrant residential suburb of Cork city located approximately 6km east of the city centre. The area is separated from Cork's urban suburbs by a short stretch of greenbelt, offering a balance of suburban charm and city convenience. Strategically located just west of the Cork/Dublin M8 motorway and north of the Dunkettle Interchange and Jack Lynch Tunnel, Glanmire provides excellent connectivity to the wider region.

DESCRIPTION

The property comprises a prominent, three-storey semi-detached period building with a single storey extension to the rear. It is accessed via a car park immediately north of the building which currently serves the adjacent AIB branch.

The property offers a substantial gross floor area of approximately 344 sq.m (3,700 sq.ft) and occupies a generous site extending to approximately 0.4 acres (0.16 hectares).

While the property requires refurbishment and modernisation throughout, it offers a unique opportunity to restore a characterful period structure with excellent potential for a variety of uses.



A prominent period property offering exceptional potential.

ACCOMMODATION

Description	Sqm (NIA)	Sqft (NIA)
Eastcliffe House	344	3,700
Total	344	3,700
Entire Site	0.4ac	0.16ha

TITLE
Freehold

GUIDE SALE PRICE
€500,000 + VAT (if applicable)

PROTECTED STRUCTURE NUMBER
PS1185



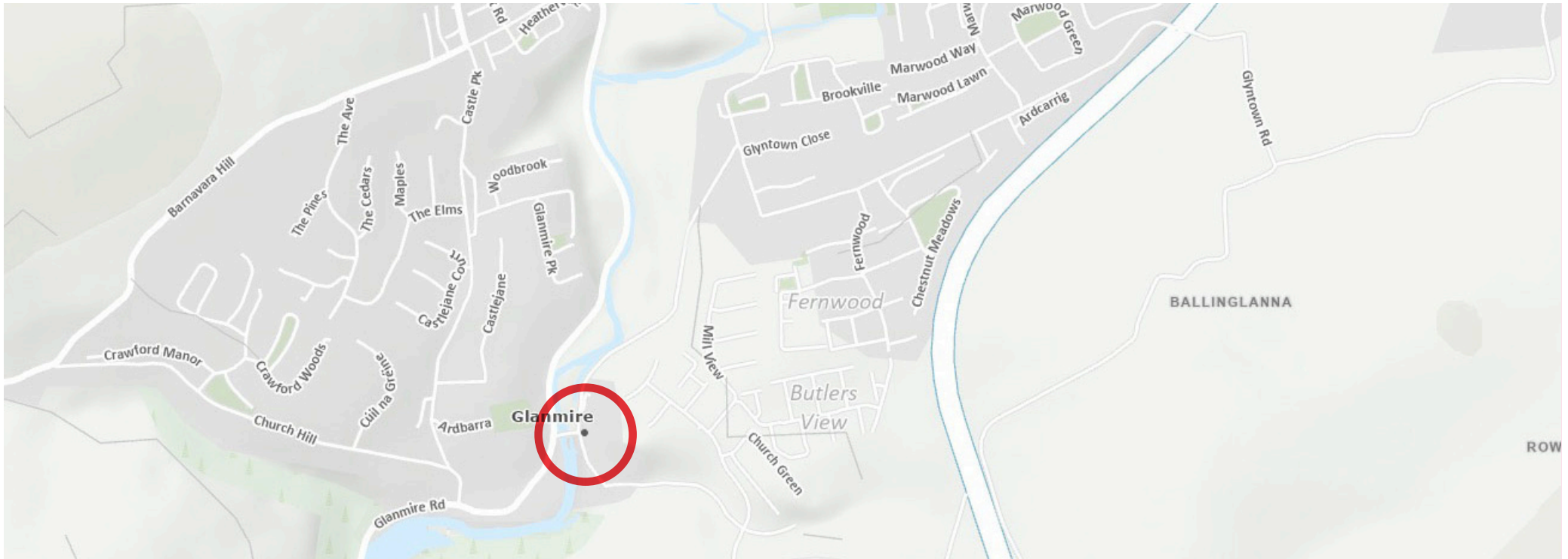


Glanmire is a vibrant residential suburb of Cork city located approximately 6km east of the city centre.

BER INFORMATION

BER EXEMPT

LOCATION MAP



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For further information:

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Viewing Strictly by appointment with the sole letting agent Lisney.

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