



Clifden

Model Farm Road, Cork

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INTERNATIONAL REALTY



Clifden, Model Farm Road, Cork

Features

- C2 Ber rating
- 0.5 acre site
- Oil fired central heating
- Close to Cuh, Bons Secours hospital and Wilton shopping centre
- Four double bedrooms
- Very private site
- Electronic gates
- Fully alarmed
- Ample parking



Clifden is a truly exceptional four-bedroom detached family home located on the highly sought-after Model Farm Road, one of Cork's premier residential addresses. Set on an impressive 0.5-acre site, this superb property combines privacy, space, and convenience in a location that is second to none.

Behind electronic gates, Clifden offers a rare level of seclusion thanks to mature trees and manicured hedges that wrap around the boundary, creating a peaceful, private oasis just minutes from the heart of the city. The landscaped gardens are a particular highlight, offering both expansive green space and year-round colour that can be enjoyed from every corner of the house.

Upon entering the property, you are welcomed into a home that exudes warmth and character. The ground floor features two elegant and generously proportioned reception rooms, both overlooking the magnificent front garden. Each room is beautifully finished with quality flooring, carpet in the living room and wood flooring in the family room. They also both feature an ornate fireplace, perfect for cosy evenings or entertaining guests in style.

The bright and airy kitchen/dining room enjoys dual-aspect south-west-facing windows, flooding the space with natural light throughout the day. The kitchen is fully fitted with a range of floor and eye-level units, a sleek granite worktop, and high-quality appliances — offering both practicality and a modern finish.

Upstairs, the home continues to impress with four spacious double bedrooms. The master bedroom benefits from a private ensuite, while the remaining rooms share access to a well-appointed main bathroom featuring a jacuzzi bath and separate shower. Each bedroom offers comfortable proportions, ideal for growing families or those seeking additional space for a home office or guest accommodation.

The location of Clifden is unbeatable. Situated just a five-minute drive from CUH, the Bons Secours Hospital, and Wilton Shopping Centre, the property also lies within close proximity to several top schools and universities. Fitzgerald Park, with its scenic river walks and cultural attractions, is a short stroll away, while Cork city centre is easily reached in under ten minutes by car.

Combining timeless charm, exceptional privacy, and unparalleled convenience, Clifden offers an outstanding opportunity to acquire a forever home in one of Cork's most prestigious neighbourhoods. Early viewing is highly recommended to fully appreciate all that this magnificent property has to offer.





Accommodation

Hallway (4.13m x 5.36m)

Bright and spacious hallway with wood flooring, alarm panel and all rooms leading off hallway. Extended hallway with carpet flooring with ceiling rose and cornicing.

Living room (5.51m x 7.02m)

Large reception room with dual aspect window overlooking the beautiful garden, carpet flooring with open fireplace and marble surround.

Family room (5.51m x 3.90m)

Bright reception room facing south with quality wood flooring and large window overlooking garden, Electric fire with marble surround fireplace.

Kitchen (6.78m x 4.77m)

Open plan kitchen /dining space with solid cream kitchen and black granite worktop, floor and eye level units with dual aspect light. Integrated appliances. Dining space with solid wood flooring and double doors leading to the garden.

Utility (2.86m x 3.37m)

Ample storage and door leading to side garden. Plumbed for washing machine and dryer.

Bathroom (2.58m x 1.00m)

Newly renovated with fully tiled floor and walls, modern vanity unit and new electric shower.

Master bedroom (4.32m x 4.48m)

Large double room with built in wardrobes, carpet floor and overlooking the front garden.

En suite (1.62m x 2.83m)

Fully tiled with double shower tray and electric shower. 3 piece suite and window.

Bedroom (4.73m x 3.17m)

Double bedroom to the front with built in wardrobes, overlooking front garden.

Bedroom (4.73m x 2.94m)

Double bedroom to the front with built in wardrobes, overlooking front garden.

Bedroom (4.30m x 4.17m)

Double room with carpet flooring, built in wardrobes and overlooks the front garden.

Bathroom (3.65m x 3.09m)

Beautifully tiled with jacuzzi bath and shower. Villeroy and Boch bath and modern vanity unit.

BER Information

BER: C2. BER No: 118453992.

EPI: 218.46 kWh/m²/yr.

Eircode

T12F6PD





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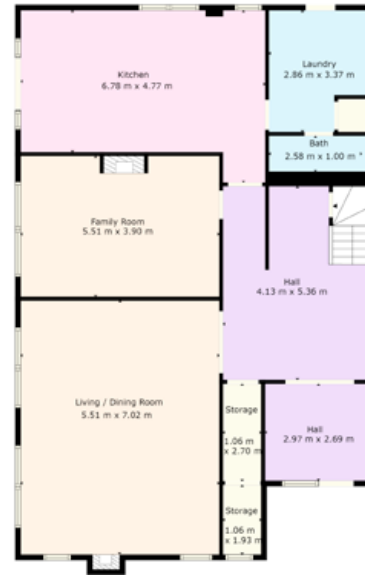
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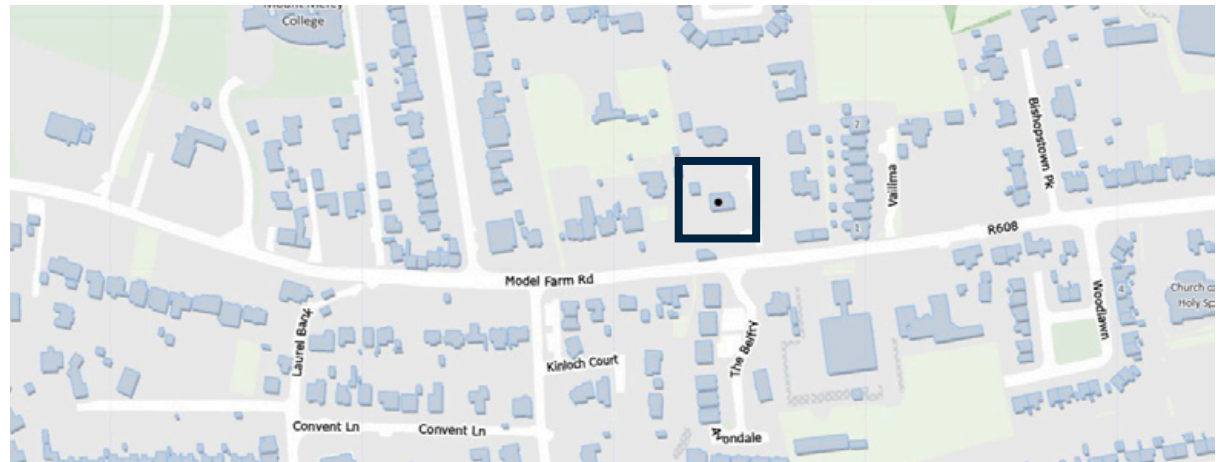
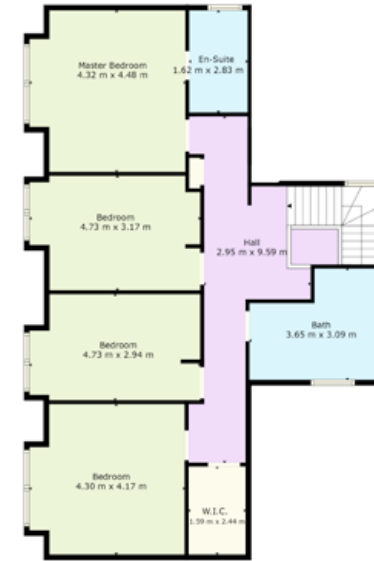
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FLOOR PLANS Not to scale - for identification purpose only.

Ground floor



First floor





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