

FOR SALE
PRIME DEVELOPMENT LAND



2.72
ACRES
Kinsale, Co. Cork

2.72 ACRES, KINSALE, CO. CORK



KEY DETAILS

2.72 Acres of Exclusive Development Land



SITE

1.1 Ha (2.72 acres) prime development site located in the heart of Kinsale.



PLANNING

Full planning permission for 18 luxury residential units. Cork County Council Ref: 254009 and An Bord Pleanála, Ref PL04.323673



LOCATION

Set within the historic harbour town of Kinsale enjoying a discreet yet highly desirable position just moments from the town centre while retaining a residential character.



TENURE

Freehold. For Sale by Private Treaty with vacant possession.



2.72 Acres of Exclusive Development Land

DESCRIPTION & LOCATION

A rare and highly sought-after opportunity to acquire an extensive prime development site in the very heart of Kinsale, offering breathtaking panoramic views of the picturesque Kinsale Harbour.

This remarkable property comprises a substantial six-bedroom residence set on approximately 2.72 acres, positioned on a gentle slope above Kinsale's waterfront. Its elevated location provides walking access to Kinsale's unparalleled coastal lifestyle, perfectly combining historic charm with modern luxury.

Kinsale's colourful, winding streets are home to thriving local boutiques, art galleries and a vibrant cultural scene. Recognised as the gourmet capital of Ireland, the town offers world-class dining, artisanal cafés and traditional pubs, all just a short stroll from your door. Residents enjoy exceptional outdoor pursuits, from scenic coastal walks and sailing in the yacht-filled harbour. For golf enthusiasts, the breathtaking cliffside fairways of the Old Head Golf Links sit just a short drive from your front door, offering a sporting experience unmatched anywhere else.

Beyond its scenic beauty, the property location provides a tranquil residential haven that perfectly bridges absolute privacy with central convenience, located just 25 minutes from Cork International Airport and 30 minutes from Cork City centre.

This property represents a premier residential enclave in Kinsale - elevated, central and rich in character - ideal for those seeking both accessibility and an unparalleled lifestyle in one of Ireland's most desirable locations.

PLANNING & OPPORTUNITY

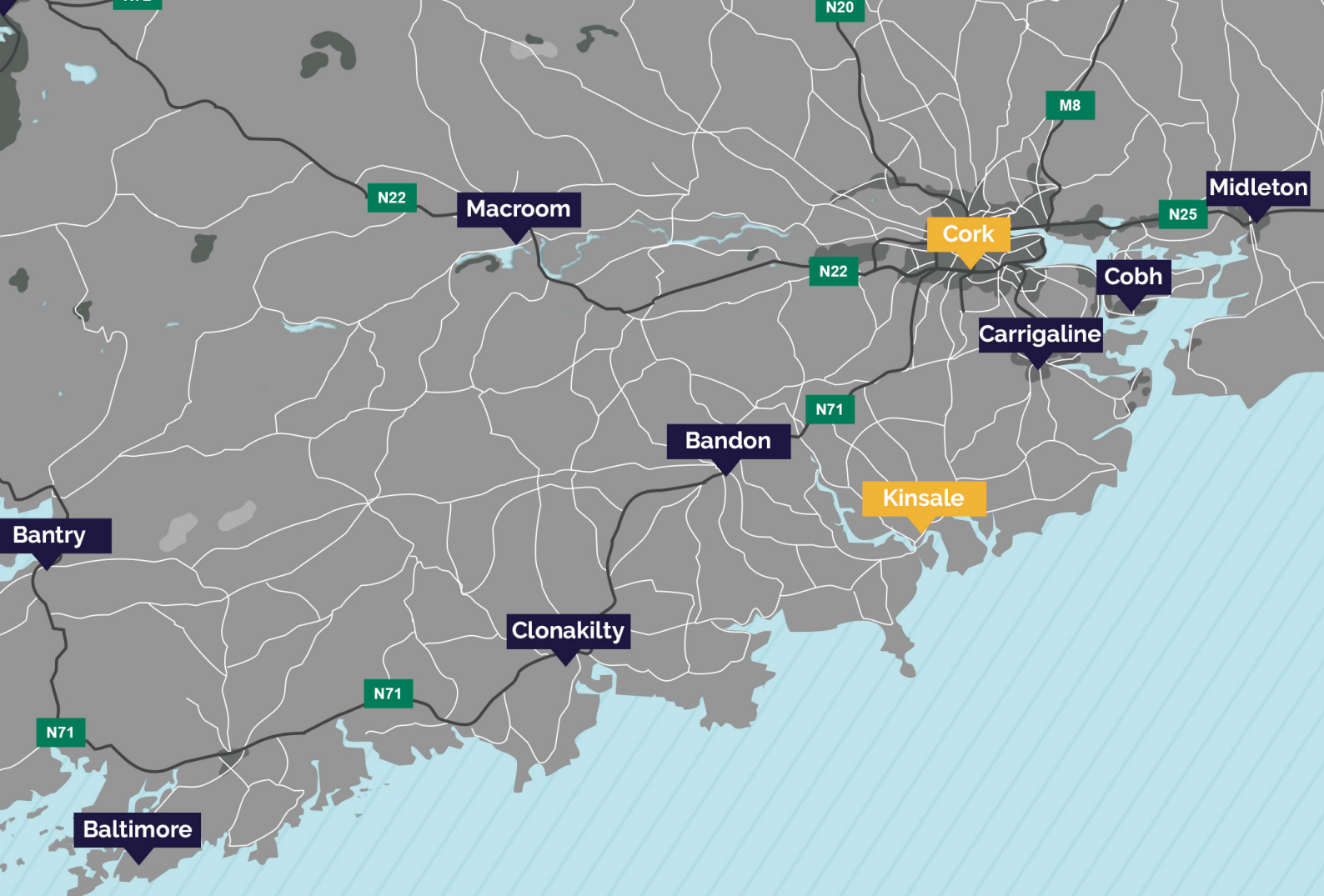
Full planning permission has been secured for the creation of an exceptional, bespoke luxury development, offering the opportunity to realise a truly prestigious and distinctive scheme comprising;

- 5 no. x 4 bed detached (2,828 sq ft)
- 8 no. x 3 bed semi- detached (1,968 sq ft)
- 3 no. x 2 bed apartments (900 sq ft to 1,528 sq ft)
- 2 no. x 1 bed apartments (573 sq ft)

(Cork County Council, Ref: 254009 & An Bord Pleanála, Ref PL04.323673)

Alternatively, this represents a unique opportunity to create a bespoke, one-of-a-kind residence, seamlessly combining the convenience of a central location with the serenity of an exclusive residential setting, all enhanced by sweeping coastal views and the charm of Kinsale's rich heritage on your doorstep.





2.72 ACRES OF EXCLUSIVE DEVELOPMENT LAND

TITLE

Freehold

MAINS SERVICES

Mains services connected.

DATA ROOM

www.antearmanndevelopment.com

BER

Exempt

VIEWINGS

Strictly by appointment

CONTACT

PHILIP HORGAN

E: philip.horgan@cushwake.ie

T: +353 (0)87 969 1018

PETER O'FLYNN

E: peter.oflynn@cushwake.ie

T: +353 (0)86 250 7944



EVOLVE

89/90 South Mall,

Cork

T12 RP0

E: cork@cushwake.ie

T: +353 (0)21 427 5454