COOLINE PARK

COBH, CORK, IRELAND

COOLINE PARK

WELCOME TO COOLINE PARK, COBH

Perched on the gentle slopes overlooking the beautiful Cork Harbour, Cobh is one of Ireland's most historic and scenic coastal towns. Rich in maritime heritage and local character, it offers a unique blend of waterfront charm, modern convenience, and a strong sense of community. With its colourful streets, breathtaking harbour views, and welcoming atmosphere, Cobh is a place where families can truly feel at home.

Designed for contemporary living, this exclusive collection of A2-rated family homes combines exceptional build quality, energy efficiency, and thoughtfully planned interiors to create a superior standard of living. Ideally located close to schools, amenities, transport links, and local attractions, these homes offer the perfect balance of coastal tranquillity and everyday convenience in a vibrant and growing community.





COASTAL CONNECTION

Perfectly positioned for modern living

Located in the heart of Cobh, this development offers the ideal balance of connectivity and coastal tranquillity. Direct rail links to Cork City, nearby ferry services, and easy access to the wider road network make commuting and travel effortless, while local cafés, restaurants, shops, and schools provide everything needed for convenient everyday living.

A lifestyle shaped by the sea

Overlooking the beautiful Cork Harbour, Cobh is renowned for its colourful streets, maritime heritage, and scenic waterfront setting. From peaceful harbour walks and panoramic coastal views to bustling local amenities and welcoming community spirit, the town offers a unique lifestyle that combines natural beauty with modern convenience.







THE HOMES

Designed for contemporary family life

These A2-rated homes have been carefully designed to deliver comfort, efficiency, and style. Spacious layouts, bright interiors, contemporary kitchens, and high-quality finishes combine with sustainable heating systems and energy-efficient features to create homes that are both practical and beautifully modern.

THE DESIGN

Timeless style with lasting quality

Every home has been thoughtfully crafted with attention to detail, blending elegant architecture with functional living spaces. Large windows maximise natural light, while carefully selected materials and modern finishes create warm, welcoming interiors designed to stand the test of time.

LIFE IN COBH

A Neighbourhood Designed with Care

LIFESTYLE

Residents can enjoy an exceptional coastal lifestyle with scenic harbour walks, panoramic viewpoints, and a thriving town centre filled with cafés, restaurants, and independent shops. With excellent transport connections, including direct rail access to Cork City, Cobh offers the perfect balance of convenience and relaxed seaside living.





HERITAGE

Rich in maritime history and full of character, Cobh is one of Ireland's most recognisable coastal towns. From its colourful streets and iconic cathedral spire to its historic waterfront, the town blends traditional charm with a vibrant modern atmosphere that continues to attract families, professionals, and visitors alike.

COMMUNITY

Known for its welcoming atmosphere and strong sense of community, Cobh provides a fantastic environment for families and individuals alike. Excellent schools, sports clubs, and everyday amenities are all close at hand, while this thoughtfully designed development offers the comfort, privacy, and tranquillity of a modern neighbourhood just moments from the town centre.



This exclusive new development in Cobh presents a rare opportunity to enjoy a modern and energy-efficient lifestyle in one of Cork's most desirable coastal towns, celebrated for its rich maritime heritage, scenic harbour setting, and welcoming community atmosphere.

Thoughtfully designed to suit first-time buyers, growing families, and those seeking a contemporary home with character and charm, these A2-rated homes offer exceptional quality, comfort, and a lifestyle that truly stands apart.

COOLINE PARK
COBH

SITE LAYOUT PLAN



Ground floor



First floor



HOUSE TYPE A

1,057 square feet
3 Bed, 3 Bath

Ground floor



First floor



HOUSE TYPE B

926 square feet
4 Bed, 3 Bath

Ground floor



First floor



HOUSE TYPE C

936 square feet
3 Bed, 3 Bath

Ground floor



First floor



HOUSE TYPE D

861 square feet
2 Bed, 2 Bath

Ground floor



First floor



HOUSE TYPE E

1,335 square feet
4 Bed, 3 Bath

Ground floor



First floor



HOUSE TYPE F

786 square feet
2 Bed, 2 Bath

WELCOME TO COOLINE PARK, COBH















HOMES BUILT FOR THE FUTURE

Every home is crafted to the highest standards of energy performance, achieving a BER A2 rating through a combination of advanced construction methods and low-carbon technologies.

EnergyEfficient Features

- Airtowater heat pump system
- High-performance insulation and airtightness
- Mechanical ventilation for improved air quality
- Double-glazed windows
- Solar PV (optional, depending on spec)

These features ensure lower running costs, greater comfort, and a home that’s ready for the future.

Modern Interiors Designed for Living

Step inside and discover bright, spacious interiors designed to enhance everyday life. Each home features:

- Open plan kitchen/dining areas with contemporary fitted units
- Generous living rooms with large windows for natural light
- Luxurious bathrooms with high-quality sanitaryware
- Well-proportioned bedrooms,
- Ample storage throughout
- High-speed broadband connectivity for remote work and entertainment

Finishes are selected with durability and elegance in mind, creating a warm, modern aesthetic that feels instantly like home.

A COMMUNITY DESIGNED FOR CONNECTION, SUSTAINABILITY, AND EVERYDAY LIVING.



COOLINE
PARK

Positioned on the scenic hillsides above Cork Harbour, this exceptional new development in Cobh brings together contemporary design, comfort, and sustainability in a truly unique coastal setting.

These beautifully crafted A2-rated homes are designed to meet the needs of modern living, with high-quality finishes, energy efficiency, and carefully considered layouts throughout.

Surrounded by the rich history, colourful streets, and welcoming atmosphere that make Cobh so special, this development offers an ideal choice for those seeking style, convenience, and a strong sense of place.

COOLINE PARK
COBH









A-RATED ENERGY EFFICIENCY

BER A2

SUSTAINABLE LIVING
NEW RESIDENTIAL DEVELOPMENT

Help to Buy

HOMEBOND SCHEME

HomeBond®

Houses are part of the Homebond scheme.

THE CORBETT GROUP

ELGIN
PROPERTY FINANCE

FIRSTHOMESCHEME
Supporting Home Ownership

BUILT FOR THE FUTURE

DISCLAIMER AND COPYRIGHT NOTICE

DISCLAIMER

These particulars are issued by the Auctioneer/Agent on the understanding that they do not constitute an offer, contract, or part thereof. All descriptions, dimensions, references to condition, and necessary permissions for use and occupation are given in good faith and are believed to be correct; however, any intending purchaser should not rely on them as statements or representations of fact and must satisfy themselves as to their accuracy. Neither the Vendor, the Auctioneer/Agent, nor any person in their employment has authority to make or give any representation or warranty in relation to the property. Any prospective purchaser is advised that no contract for the sale of land shall be binding unless made in writing and signed by the parties, as provided for under Section 51 of the Land and Conveyancing Law Reform Act 2009. Prices, outgoings and rent are quoted exclusive of VAT (unless otherwise stated) and may be subject to change.

COPYRIGHT NOTICE

All images, plans, descriptions and other materials included in this brochure are the copyright of the Auctioneer/Agent (unless otherwise stated) and may not be reproduced, copied, or transmitted in any form without the prior written consent of the Auctioneer/Agent. © The Corbett Group 2025. All rights reserved.

WHY CHOOSE A CORBETT GROUP FURNITURE PACKAGE

Designed for effortless move-in living

Carefully curated to complement The Corbett Group's exceptional homes, our furniture packages provide purchasers with a seamless, move-in-ready solution that enhances both lifestyle and convenience.

Designed to suit a range of budgets and tastes, each collection have been thoughtfully developed to maximise comfort, functionality and style while reflecting the quality and character of your new home.

DESIGNED FOR THE CORBETT GROUP

ALEXANDRA THOMPSON
INTERIOR DESIGN

IN COLLABORATION WITH

MANOR INTERIORS



Move-in Ready Interiors
Professionally furnished and styled throughout.

Designed ofor modern living
Comfortable, functional spaces tailored to everyday life.

Curated for everyday budget
Three carefully considered collections to suit a range of lifestyles and price points.

Cohesive design schemes
Furniture, accessories and artwork selected to work beautifully together.

Reflecting The Corbett Group Quality
Designed to complement the character and finish of your new home.

Professional Delivery & Installation
Fully installed and ready for immediate occupation.

Classic Collection

Timeless Comfort for Modern Living

Designed to suit a range of budgets and tastes, each collection has been thoughtfully developed to maximise comfort, functionality and style while reflecting the quality and character of your new home.

Ideal for: First-time buyers, families and investors seeking a hassle-free, move-in-ready interior.

- Professional delivery and installation
- Contemporary accessories and artwork
- Durable, family-friendly furniture
- Coordinated furniture collections
- Fully furnished living, dining & bedroom spaces



Signature Collection

Refined Family Living

An elevated collection featuring upgraded furniture specifications, premium finishes and thoughtfully curated styling details.

Designed to create a beautifully finished home that balances practicality with sophistication.

Ideal for: Purchasers seeking enhanced comfort, elevated design and statement furniture pieces.

- Upgraded furniture throughout
- Feature furniture pieces
- Enhanced accessories and artwork
- Premium materials and finishes
- Professionally designed and installed interiors



Elevated Collection

Luxury Turnkey Living

Our most comprehensive package, delivering a fully curated interior experience with designer-inspired furniture, luxurious materials and sophisticated styling throughout.

Every detail is considered to create an inspirational living environment that reflects the prestige and quality of The Corbett Group.

Ideal for: Buyers who want to move straight into a beautifully furnished home with minimal effort and maximum impact.

- Premium furniture throughout
- Luxury materials and finishes
- Curated artwork and accessories
- Designer-inspired feature pieces
- Complete turnkey installation and styling



COOLINE PARK



STYLISH, MODERN, AND BUILT FOR THE FUTURE — WELCOME TO COOLINE PARK, COBH.