

STONEHENGE

Killiney Avenue, Killiney, Co. Dublin

FOR SALE





STONEHENGE

Built in the 1870s, Stonehenge is an entrancing and imposing Victorian home which encapsulates its unique timeless grandeur

This unique family home sits proudly on the corner of Killiney Avenue and Killiney Heath on a wonderful site of approximately 0.6 acres of mature walled gardens. Well set back from the road, Stonehenge is accessed via attractive gates and a sizeable parking area for multiple cars which contributes immensely to the overall attractiveness of the property.

The home maintains some of its original timber parquet flooring, beautifully proportioned light filled rooms, original cornicing, ceiling roses and handsome marble fireplaces. Stonehenge will undoubtedly appeal to the discerning purchaser with a vision of bringing it into the 21st century.





ACCOMMODATION



The well-proportioned home extends to approx. 520 sq. m / 5,600 sq. ft. The accommodation comprises a welcoming entrance hall with ornate ceiling cornicing, ceiling rose and original timber parquet flooring and access to a guest WC. From here an inner hall flows into a large reception room with windows overlooking onto the front driveway. The dining room features a beautiful deep bay window with traditional sash windows, this room opens back into the reception hall and through the drawing room. Like the dining room this elegant room has a deep bay window with its sash windows capturing all the south west facing sunshine and wonderful views of the mountains. Continuing through the hall there is the rear return, with its own separate front door, here you will find a utility and shower room. This section of the home affords obvious potential for a Granny Flat with further accommodation including a kitchen/breakfast room, living room and bedroom.





ACCOMMODATION

The first floor return with its lovely curved archway and vaulted ceilings has a bedroom with iron fireplace and brick inset that leads into a dressing room with triple sash windows taking full advantage of the natural light. There is also a bathroom on the return with hotpress. Off the main landing there are three more double bedrooms, one with an ensuite with walk in closet. Further accommodation includes a family bathroom and study. At garden level one can find two further bedrooms, fitted kitchen and family room leading to a sunroom with direct access to the sunny patio and lawned garden area. One can also find a study, wet room and WC, there is also access to the boiler room from this level.



GARDENS & LOCATION

Stonehenge occupies a site of approximately 0.24 ha / 0.6 acres set on mature gardens. Wrought iron electric gates open to a gravelled driveway which leads directly to the house. The rear gardens are mostly laid out in lawn bound by beautiful matured trees and benefit from a southerly aspect along with incredible views of the Dublin Mountains.

Situated in this prime coastal location, Stonehenge is located on the highly regarded Killiney Avenue enjoying a convenient position close to the village of Killiney, with nearby Dalkey village providing an outstanding selection of specialty shops, eateries, bijou restaurants and shopping facilities to choose from. Killiney village is well served by bus routes (no 59) and the Killiney DART station on Station Road is within walking distance

providing easy access to the Dublin City Centre.

The Aircoach also stops at the nearby Fitzpatrick Castle Hotel. The entrance to Killiney Hill and the Tower Tea Rooms are only a short walk away. The property has some excellent schools close by to include Holy Child Killiney, Loreto Dalkey and St. Josephs of Cluny.



FEATURES

- Approx. 0.6 acres of mature south facing gardens
- Views to the Dublin mountains
- An abundance of period features
- Generous sun filled reception rooms
- Separate guest annex
- Close to N11 & M50

 5
  7
  4





DETAILS

BER: F BER Number: 111056420

Approx. House: 520 sq. m / 5,600 sq. ft.

Viewings: By Appointment / Virtual Viewing

THINKING OF SELLING?

If you are considering a sale and would like a free residential valuation to find out how much your home could be worth, please get in touch with our team of experts.

CONTACT



Peter E. Kenny
Director of Prime Residential
MSCSI / MRICS
peter.kenny@ie.knightfrank.com



Tara Jerman
Sales Advisor
tara.jerman@ie.knightfrank.com



+353 1 634 2466



residential@ie.knightfrank.com

FLOOR PLANS



NOT TO SCALE

Whilst every attempt has been made to ensure the accuracy of these floorplans, measurements are approximate and no responsibility is taken for any error, omission or mis-statement.

This plan is for illustrative purposes only and should be used as such.

These plans are for guidance only and must not be relied upon as a statement of fact.

Attention is drawn to this important notice.



20-21 Upper Pembroke Street
Dublin 2
Tel: +353 1 634 2466

KnightFrank.ie

PSRA Registration Number:
001880

Subject to Contract/ Contract
Denied/ Without Prejudice

CONDITIONS TO BE NOTED

These particulars are issued by HT Meagher O'Reilly Limited trading as Knight Frank on the understanding that all the negotiations are conducted through them. These particulars do not constitute, nor constitute any part of an offer or contract. All statements, descriptions, dimensions, references to condition, permissions or licenses of use or occupation, access and other details are for guidance only and are made without responsibility on the part of HT Meagher O'Reilly Limited trading as Knight Frank or the vendor/landlord. None of the statements contained in these particulars, as to the property are to be relied upon as statements or representations of fact and any intending purchaser/tenant should satisfy themselves (at their own expense) as to the correctness of the information given. Prices are quoted exclusive of VAT (unless otherwise stated) and all negotiations are conducted on the basis that the purchaser/tenant shall be liable for any VAT arising on the transaction. The vendor/landlord do not make or give, and neither HT Meagher O'Reilly Limited trading as Knight Frank or any of their employees has any authority to make or give any representation or warranty whatsoever in respect of this property.

Knight Frank is a registered business name of HT Meagher O'Reilly Limited. Company licence Reg. No. 385044. PSR Reg. No. 001880.