

For Sale

Asking Price: €1,850,000

Sherry
FitzGerald



66 Monkstown Road, Monkstown,
Co Dublin A94 HY72

sherryfitz.ie - make and view offers 24/7

BER Exempt





Positioned just a few doors up from Monkstown Crescent and moments' walk from the locality's picturesque seafront, this home epitomizes the best of Monkstown living and offers an exceptional lifestyle in one of South County Dublin's most sought-after suburbs. The property is rich in original features that enhance its gracious proportions, creating a sense of timeless elegance and charm. High ceilings, ornate moldings, and classic fireplaces are just a few of the architectural details that lend character and sophistication to the space, and these combined with spacious rooms make this home truly special.

To the front of the house, off street parking was created with space for several cars. Granite steps lead up to the hall door which is flanked by stained glass panels and a stained-glass fanlight overhead. As you step into the hallway, you immediately feel the character and charm of this exquisite home. The generously appointed space features tall ceilings that are beautifully accented with intricate plasterwork. The impressive tall double doors leading to the rear hall further enhance the grandeur of the entrance, inviting you to explore the rest of the property. Two equally well-appointed reception rooms interconnect at this level, both with feature fireplaces and feature plasterwork. On the return there is a country style kitchen/breakfast room which also provides access to the rear garden. Upstairs on the first return, there is a shower room and bedroom and on the first floor there are three considerably more sizable bedrooms. A further return provides access to an ensuite bedroom along with an access point to the roof. The ground floor of the property is currently laid out as a one-bedroom apartment and can be accessed from either the return by the kitchen or a separate garden level entrance at the front of the house. It comprises a spacious hallway, bedroom, large living/dining

room that opens to the garden, shower room and kitchen.

To the rear of the house there is an 85ft garden with two patio areas and a lawn bordered by mature plants and shrubs. It is a great space for children to play in, keen gardeners and outdoor entertaining.

The property is in the ever-popular boutique village of Monkstown, which exudes a relaxed atmosphere and friendly welcome and there is a vast array of amenities within a stone's throw of the terrace, within which No.66 resides. Residents of the locality enjoy superb ease of access to its popular shops, bars and restaurants along with marine leisure facilities and coastal walks. The villages of both Blackrock and Dun Laoghaire provide a further array of cafes, restaurants, boutiques and hostleries while Salthill DART station is just around the corner providing swift ease of access to various suburbs along the coastline and the city centre. The area is also well served by an excellent choice of schools, sailing, tennis and golf clubs.

SPECIAL FEATURES

- Off street parking
- A few short steps from Monkstown Village
- Generously appointed accommodation rich in original features
- Large family garden
- Oil fired central heating and Wired for alarm

ACCOMMODATION

Hall Floor: Entrance Hall: Tiled floor, dado rail, intricate ceiling coving with centre rose, hall door flanked by stained glass windows and stained-glass fan light overhead, walnut double doors with fan light overhead through to the rear hall.

Drawing Room: Beautifully appointed, dado rail, picture rail, ceiling coving, centre rose, sliding sash window with working window shutters, feature marble surround fireplace with open fire inset, double doors through to...

Dining Room: Built-in storage flanking the feature cast iron fireplace, picture rail, dado rail, ceiling coving, ornate circular ceiling plasterwork, sliding sash window, working window shutters.

Rear Hall: Centre rose, ceiling coving, dado rail, panelling alongside the stairwell

Kitchen: Tiled floor, built-in country style kitchen, tiled splashback, marble effect countertop, Belfast sink, plumbed for washing machine, green Aga, electric hob, electric oven, extractor fan, ceiling coving, sliding door to garden.

Return: Landing: Porthole style roof light, dado rail.

Shower Room: Tiled floor, part tiled walls, dado rail, sink, w.c., wood panel ceiling, large step in shower cubicle with rainwater showerhead and secondary shower attachment.

Bedroom 3: Wall to wall built in storage, ceiling coving, sash window.

Landing: Picture rail, attic access, ceiling rose.

Bedroom 1: Ceiling coving, centre rose, sliding sash window with working window shutters, picture rail, dado rail, fitted shelving.

Bedroom 2: Wood floors, ceiling coving, centre rose, wall mounted shelving, sliding sash window with working window shutters.

Bedroom 4: Ceiling coving, sliding sash window with working window shutters, built-in shelving, dado rail, picture rail.

Top Return: Landing: With stairwell to roof access.

Bedroom 5: With built-in wardrobe, single bedroom, sea views.

En-Suite: Tiled floor, w.c., w.h.b.

GARDEN LEVEL

Hall: With access from the front.

Bedroom 6: Ceiling coving, three sliding/windows.

Open Plan Living/Dining: Tiled floor, extensive built-in storage, ceiling coving, hot press, feature wood fireplace, sliding door to garden.

Shower Room: Tiled floor and walls, w.c., w.h.b., step in shower.

Kitchen: Tiled floor, tiled splashback, Shaker style wall and floor units, granite effect countertop, plumbed for dishwasher, integrated oven and flooring hob, plumbed for washing machine, extractor fan.

Garden: To the front of the house there is off street parking and granite steps leading up to the hall door and a further set of steps leading to the garden level access. To the rear of the house there are two tiled patio areas and the lawn is bordered by mature plants and shrubs, there is access from both the hall level from the kitchen and the garden level from the living/dining room. It extends to 85ft.

BER

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24 HOUR ACCESS



SEARCH



BOOK VIEWINGS



MAKE OFFERS

Garden Floor



Hall Floor



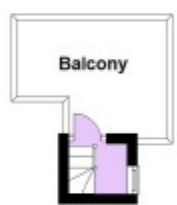
First Floor



Second Floor



Third Floor



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