



# The Gables

Stoneview, Blarney, Co. Cork



## The Gables, Stoneview, Blarney, Co. Cork

### Features

- Electronic gates
- Fully alarmed
- C3 Ber rating
- Site circa 1.65 acre
- Oil fired central heating
- Close proximity to Blarney village
- Aga stove
- Renovated ensuites

The Gables, Stoneview, Blarney, Co. Cork, is a magnificent period home dating back to the early 1900s, rich in history and character. This beautiful residence spans approximately 4,000 square feet and is set on an expansive 1.65-acre site, providing a serene and private environment. The property has been meticulously maintained and thoughtfully upgraded, seamlessly blending its historic charm with modern comforts.

This elegant home features five spacious bedrooms, offering plenty of accommodation for family and guests. Of the six bathrooms, four are ensuites, each of which has been recently renovated to the highest standards, combining classic design with contemporary finishes. These updated spaces ensure that the home meets the demands of modern living while still retaining its period appeal.

One of the standout features of The Gables is its stunning sash-style windows, which have recently been upgraded to double glazing. These windows not only enhance the energy efficiency of the home but also preserve its traditional aesthetic, allowing plenty of natural light to flood into the rooms. The combination of these windows with the home's 12-foot ceilings creates an atmosphere of grandeur and spaciousness that is rare to find.

The house is adorned with beautiful period details such as ornate cornicing and ceiling roses, which speak to its historic roots and craftsmanship. The main lounge is a cozy yet refined space, centred around a charming stove that adds warmth and character to the room. Both reception rooms benefit from dual aspect windows, ensuring they are bright and inviting spaces perfect for entertaining or relaxation.

The heart of this home is undoubtedly its hand-painted cream kitchen, complete with a granite worktop and an Aga stove, a nod to traditional country-style living. This kitchen is both functional and aesthetically pleasing, offering a perfect blend of classic design and modern practicality. It serves as an ideal space for cooking, dining, and gathering with loved ones.

Recent upgrades to the property include the installation of new electronic gates and a newly walled entrance, enhancing both the security and the curb appeal of The Gables. These additions ensure that the property is both welcoming and secure, creating a sense of exclusivity as you enter the grounds.

The Gables, Stoneview, Blarney, Co. Cork, is more than just a home; it is a statement of timeless elegance. With its beautiful period features, spacious interiors, and modern upgrades, it offers a unique opportunity to own a piece of history that is perfectly suited to contemporary living.





## Accommodation

**Hallway:** 4.27m x 2.88m Bright and spacious hallway with tiled floor and all rooms leading off.

**Family Room:** 5.60m x 4.71m Large bright room with dual aspect window, solid wood floor, stove and ornate fireplace. Period features with cornicing and ceiling rose.

**Living Room:** 5.61m x 4.81m Large bright room with dual aspect window, solid wood floor, open fire with ornate fireplace. Period features with cornicing and ceiling rose.

**Kitchen:** 6.13m x 5.44m / Dining- 4.17m x 4.81m Large spacious open plan kitchen with tiled floor, cream country style kitchen with granite worktop and Aga stove. Double door leading to the patio area.

**Conservatory:** 9.54m x 4.25m Tiled floor facing south east overlooking the rear garden.

**Dining Room:** 3.28m x 5.44m Bright room to the rear with tiled floor, original stone wall restored. Two doors with access from the kitchen

**Utility:** 3.50m x 4.81m Tiled floor with Belfast sink and storage, door leading to patio.

**Office:** 4.50m x 1.78m Carpet flooring and spacious room with rear window.

**Master Bedroom:** 5.61m x 4.71m Large double room with wood flooring and dual aspect window. Built in wardrobe and queen size bed.

**Ensuite:** 1.81m x 1.40m Fully tiled with 3 piece suite and modern shower.

**Bedroom 2:** 5.61m x 4.81m Large double room with wood flooring and dual aspect window. Tastefully decorated throughout.

**Ensuite:** 1.81 x 1.67m Fully tiled with 3 piece suite and modern shower.

**Bedroom 3/Billard Room:** 6.41m x 3.91m Large spacious room with double window, ample storage space. Two door access

**Bedroom 4:** 5.26m x 4.80m Large double room with wood flooring. Tastefully decorated.

**Ensuite:** 2.35m x 1.53m Fully tiled with 3 piece suite and modern shower.

**Bedroom 5:** 4.30m x 4.81m Large double room with wood flooring to the rear.

**Ensuite:** 2.36 x 1.67m Fully tiled with 3 piece suite and modern shower.

**Main Bathroom:** 2.99m x 2.90m Fully tiled with walk in shower and new anthracite shower tray and modern shower head. Bath with two piece suite.

**Garage:** 8.69m x 3.85m Wood flooring with gym area and ample storage space.

## BER Information

BER: C3. BER No: 117810929.

EPI: 207.47 kWh/m<sup>2</sup>/yr.

## Eircode

T23 YK35





FLOOR PLANS Not to scale - for identification purpose only.

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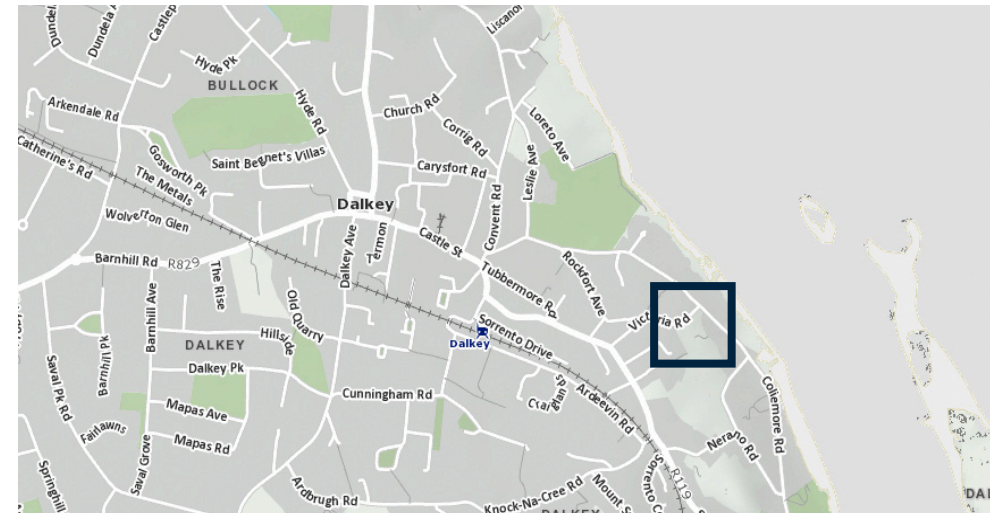
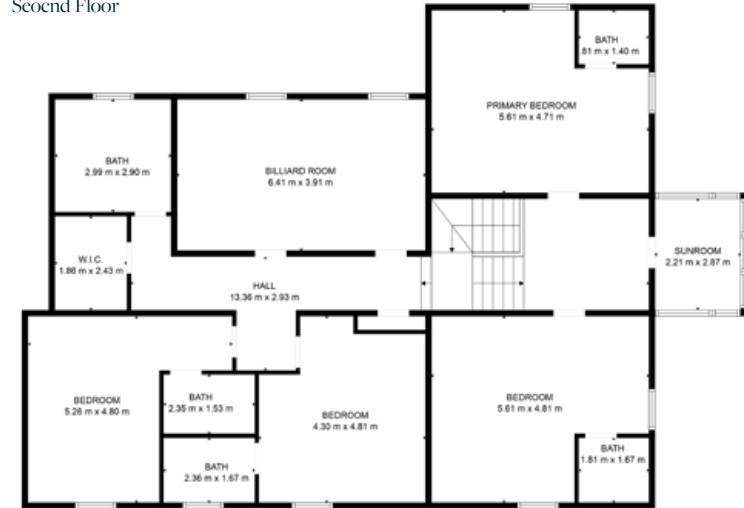
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Second Floor



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