

The Castle, Claremont Road, Foxrock, Dublin 18.







The large gravelled driveway provides a generous parking apron for several cars. The driveway is flanked by mature trees and well planted flower bed borders and lawned areas showcasing a gazing ball water feature.



A quite spectacular and rare example of a wonderful castellated Tudor Gothic residence in fine condition. Originally built in 1816 and note the asymmetrical frontage centred on a Georgian Gothic doorcase showing a 'Churchwarden' overlight. There are historical ancillary Irish battlements embellishing a parapeted roofline.

The Castle measures approximately 4,500ft<sup>2</sup> and is positioned on 0.4 acres of mature landscaped grounds. The accommodation briefly comprises of 5 bedrooms (3 en-suite and 1 walk-in wardrobe), 4 reception rooms, vestibule, reception hall, cloakroom, guest WC, laundry room and family bathroom.

Accessed by crocketed electric cast-iron double gates opening onto the sweeping drive and forecourt The Castle sits handsomely on beautifully landscaped grounds. A large gravelled driveway provides a generous parking apron for several cars, flanked by



GOTHIC ARCHES AND  
CASTELLATIONS IN  
ABUNDANCE

mature trees, well planted flower bed borders and lawned areas showcasing a gazing ball water feature. To the front, side and rear of the property considered landscaping has created a lush oasis and a host of specimen trees and shrubs. There is a large timber decking and BBQ area to the rear and a private lawn garden area to the side of The Castle. There is also a cascading water sculpture and a charming redbrick shed/workshop as well as a pedestrian gate access onto Claremont Road passing the old Irish battlements.

As working from home becomes the norm and affords a work/life balance, the Castle provides a nearly magical setting for families to enjoy and grow into. Whether getting through the day to day of school runs, homework and play dates or preparing for Christmas parties and hosting family events and guests – The Castle offers a rare backdrop for the next generation of occupiers a great chance to create some wonderful memories for a lifetime.









## DETAILS OF ACCOMMODATION

### GROUND FLOOR

#### ENTRANCE VESTIBULE:

Stained glass overlight.

#### RECEPTION HALL - PERFECT FOR ENTERTAINING

(10.55m x 4.71m) 'Egyptian' sandstone flooring, feature chimney piece with gas fire inset, ornate coving and cornice and bay area with potential for office area.

#### DRAWING ROOM

(8.84mx 6.25m) feature chimney piece with gas fire inset, bay window, storm shutters, timber beech floor, 'French' door, ornate coving and cornice

#### DINING ROOM

(8.04m x 4.79m) feature chimney piece with gas fire inset, storm shutters, timber beech floor.

#### FAMILY ROOM

(6.89 x 3.9m) chimney piece with gas fire inset, timber beech floor.

#### KITCHEN/BREAKFAST ROOM

(6.05m x 5.52m) fully fitted kitchen with a comprehensive range of wall and counter units, island unit, induction hob, cooker, microwave, integrated dish washer and stereo.

#### LAUNDRY ROOM

(3.15m x 2.83m) wall and counter units, washing machine and dryer.

#### CLOAKROOM

(2.45m x 1.33m) ample storage.

#### REAR PORCH/BOOT ROOM

(2.91m x 1.94m)

#### GUEST WC

(3.05m x 2.56m) WC, WHB

#### BEDROOM 5/SUITABLE FOR HOME OFFICE

(5.32m x 3.21m) timber floor, storm shutters.

### FIRST FLOOR

#### LOBBY

(1.88m x 1.55m)

### BEDROOM 1

(5.59m x 4.75m)

#### EN-SUITE BATHROOM

(4.76m x 3.24m) with free standing bath tub, power shower, WC, WHB, heated towel rail, Storm shutters.

#### WALK-IN-WARDROBE

(2.76m x 2.00m)

### BEDROOM 2

(6.80m x 2.83m)

#### EN-SUITE BATHROOM

(3.25m x 2.39m)

### BEDROOM 3

(4.64m x 4.58m) fitted wardrobes.

### BEDROOM 4

(4.91m x 3.93m)

#### EN-SUITE BATHROOM

(2.92m x 2.85m)

#### FAMILY BATHROOM

(2.92m x 2.85m) fully tiled, bath, power shower, fully tiled, heated chrome towel rail.

#### OUTSIDE:

#### GARDENS

Accessed by crocketed electric cast-iron double gates opening onto the sweeping drive and forecourt The Castle sits handsomely on landscaped grounds of .4 acres. The large gravelled driveway provides a generous parking apron for several cars. The driveway is flanked by mature trees, well planted flower bed borders and lawned areas showcasing a gazing ball water feature. To the front, side and rear of the property considered landscaping has created a lush oasis and a host of specimen trees and shrubs. There is a large timber decking and BBQ area to the rear and a private lawn garden area to the side of The Castle. There is also a cascading water sculpture and a charming redbrick shed/workshop as well as a pedestrian gate access onto Claremont Road passing the old Irish battlements.







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### GLORIOUS POSITION

Exceptionally well located in one of Ireland's most leafy suburb of Foxrock approximately 12km from Stephen's Green. Located within walking distance of Foxrock Village. This quaint village enjoys a selection of popular eateries, restaurants and specialist food shops. For more extensive shopping facilities, Dunnes Stores at Cornelscourt and the Park Retail centre are close by as well as a number of convenient stores in The Park SC in Cabinteely. Foxrock Golf Club is a short distance away as is the driving range at Leopardstown Golf Club and Carrickmines Croquet and Lawn Tennis Club for the sporting enthusiast.

### SCHOOLS

An excellent selection of schools are nearby including the newly opened Nord Anglia International School, the Lycee Francais d'Irlande, Hollypark Boys and Girls National School, St Brigid's Boys and Girls National School and many fine South County Dublin's Secondary Schools including Blackrock College, Mount Anville, St Andrew's College and Loreto Foxrock are a short commute away.

### LINKS

The Quality Bus Corridor on the N11 provides easy access to Dublin City Centre, the M50 interchange is close by as is the LUAS at Carrickmines and Sandyford.

ASKING PRICE: €3.5 million

BER: EXEMPT

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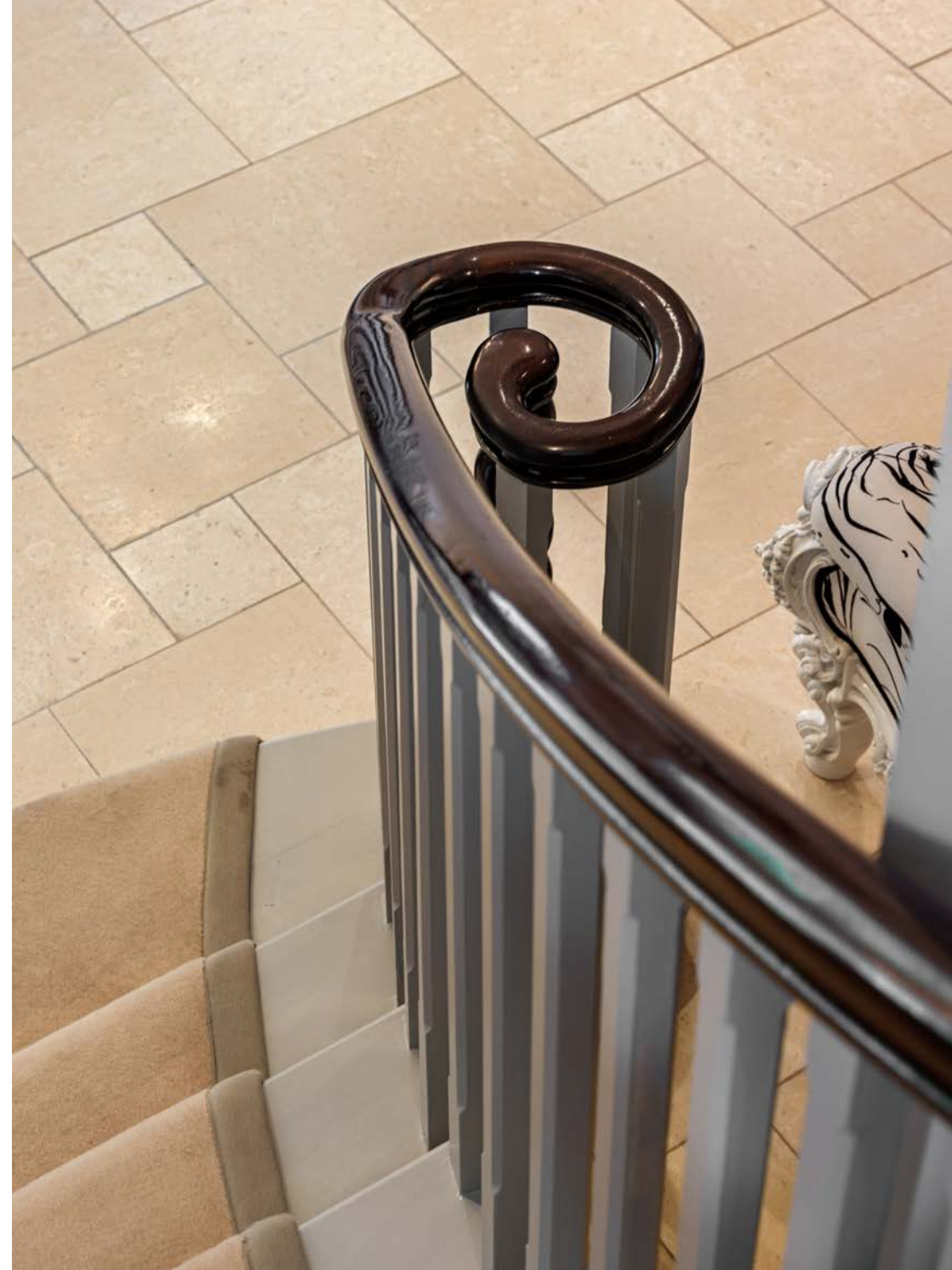








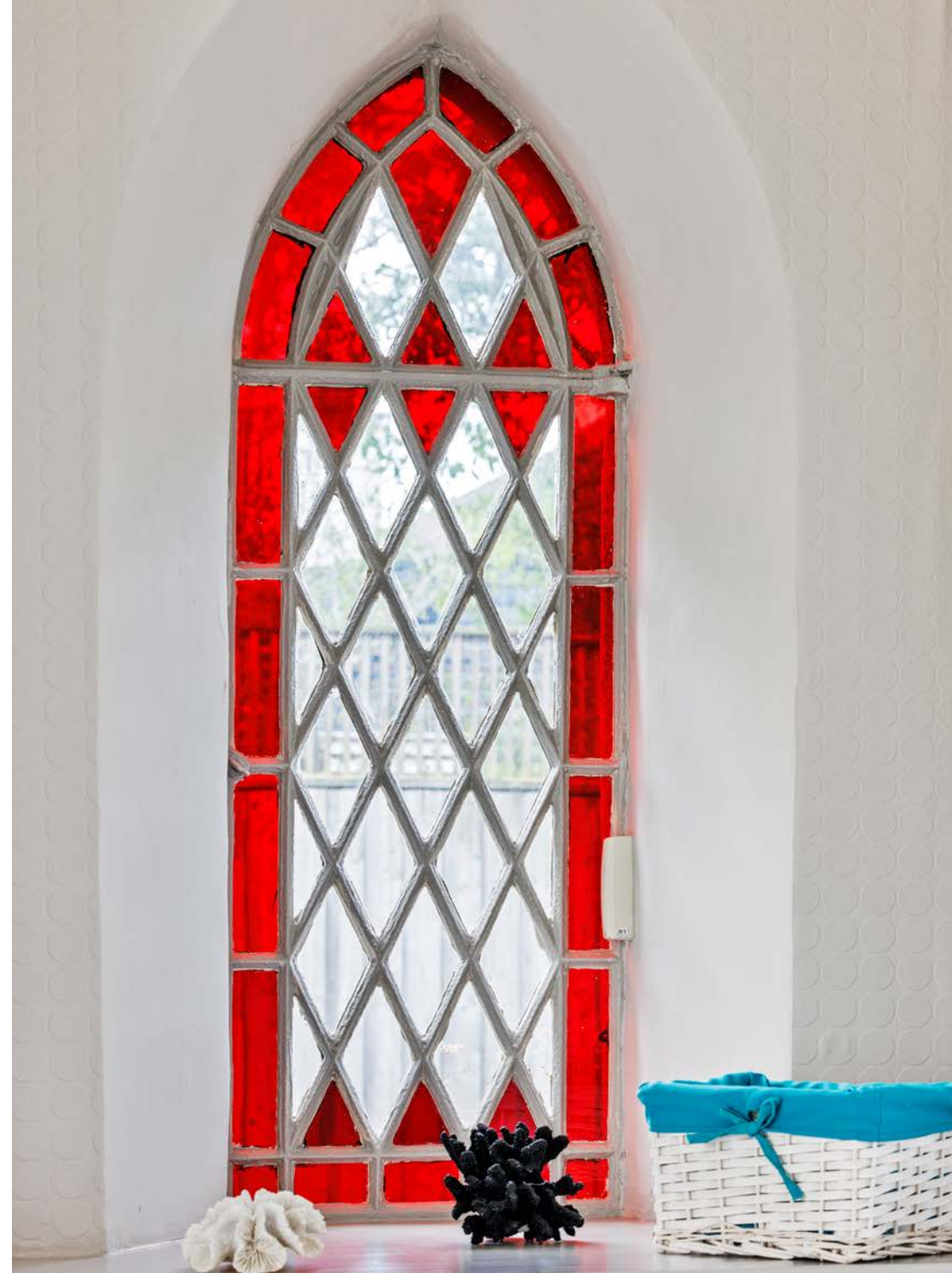
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The Castle is a quite spectacular and rare example of a wonderful castellated Tudor Gothic residence in presented fine condition throughout.





Originally built in 1816  
The Castle features many  
Gothic features and stained  
glass windows.











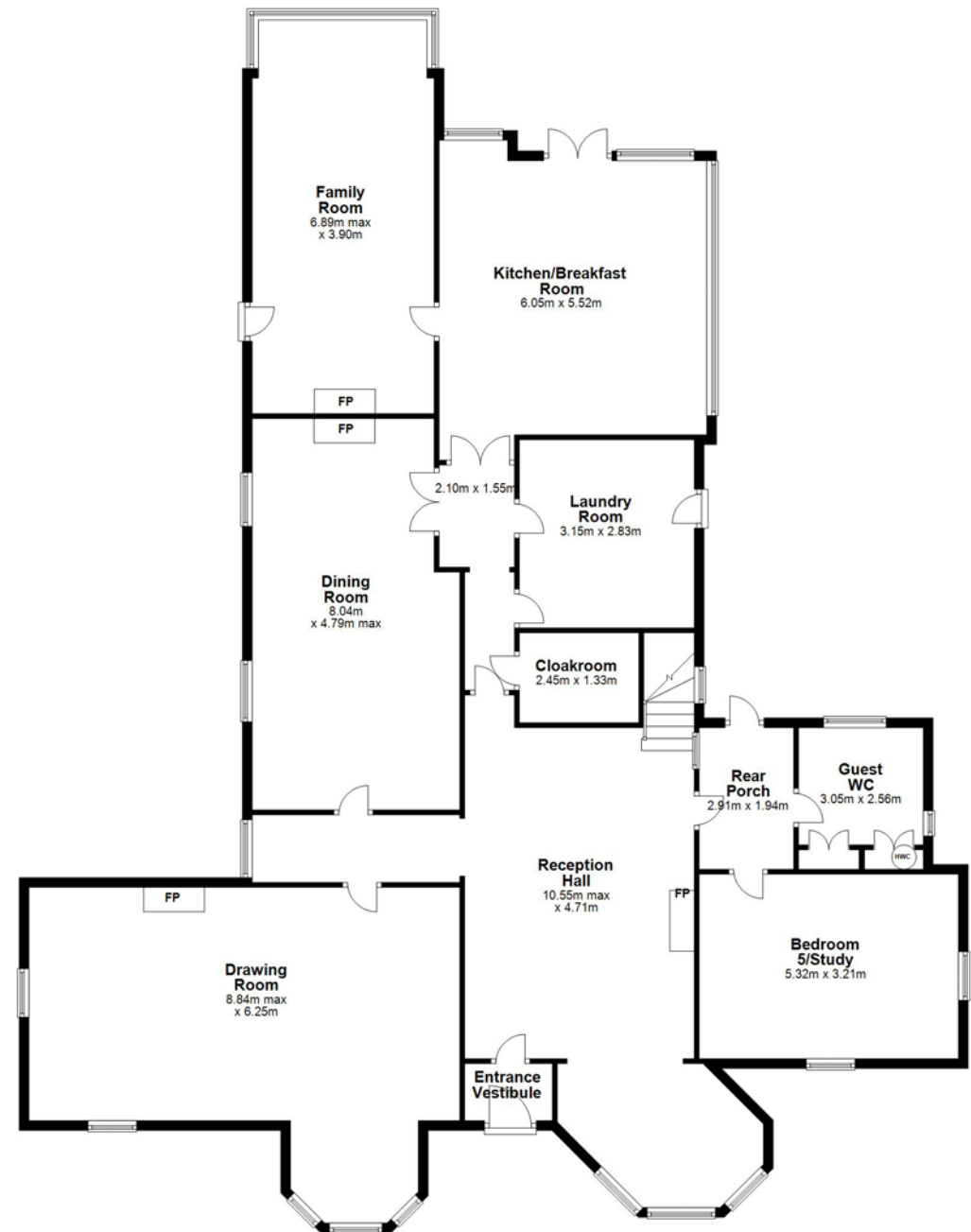






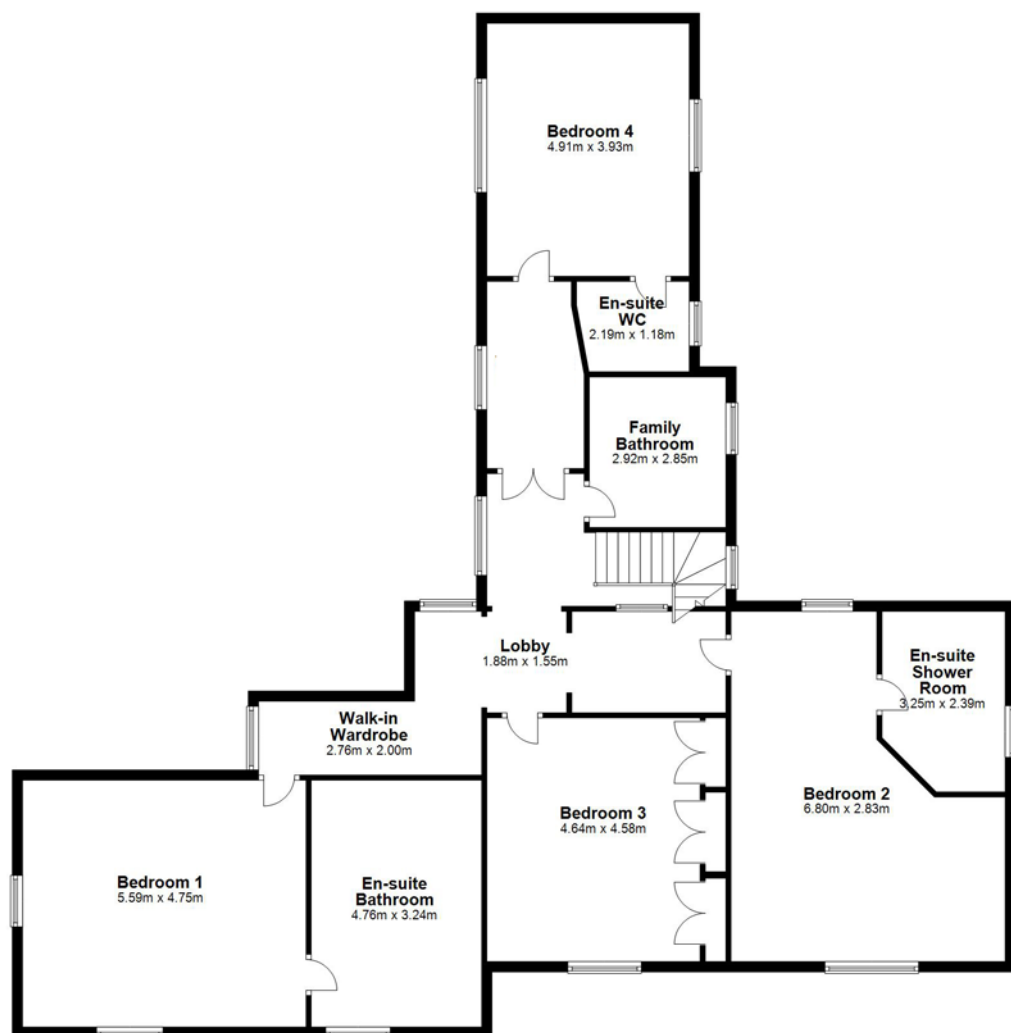


## GROUND FLOOR

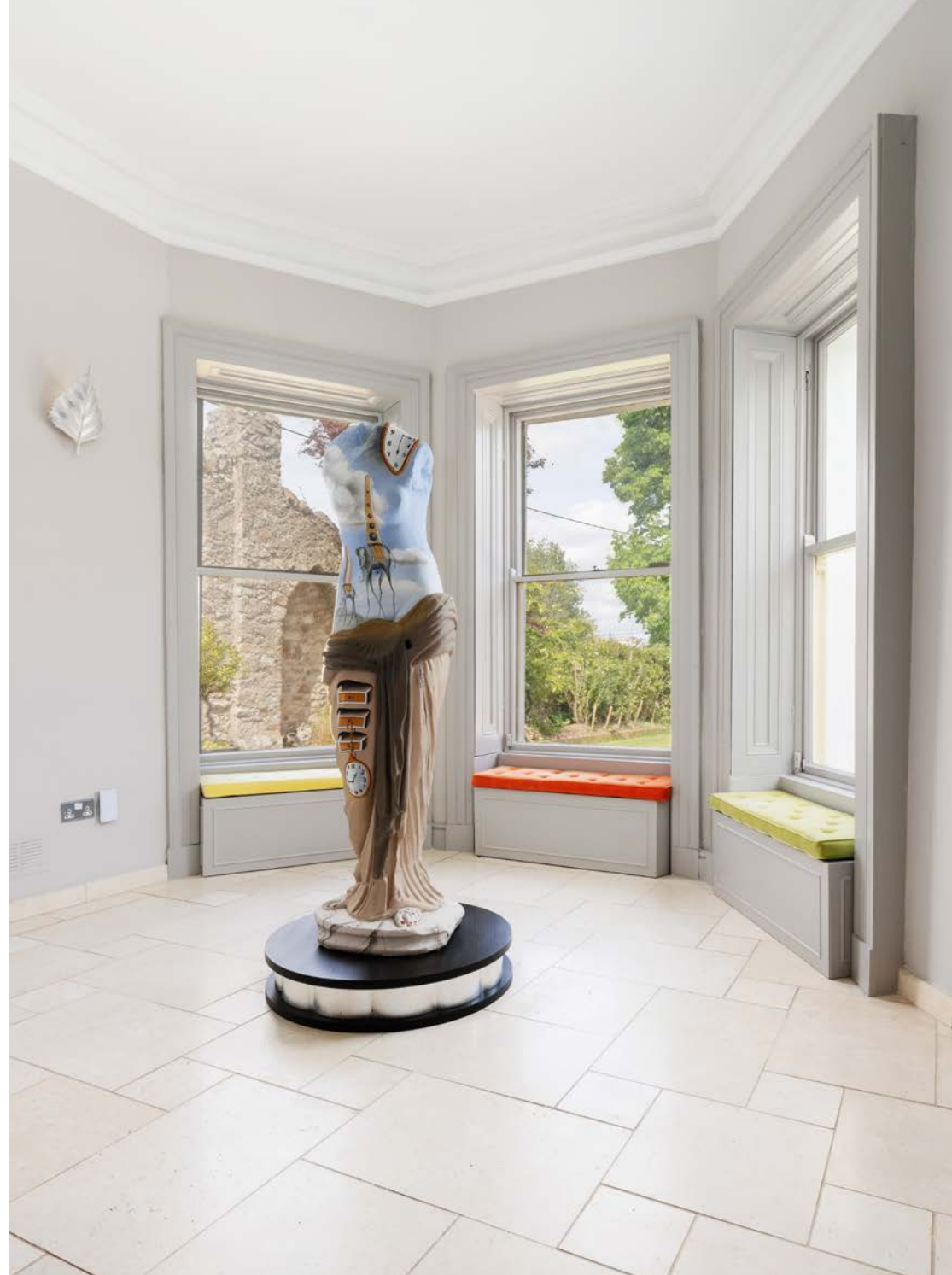




## FIRST FLOOR



Plans not to scale, for identification purposes only

















There is a large timber decking and BBQ area to the rear and a private lawn garden area to the side of The Castle.















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