THE POPLARS

A bespoke collection of Houses & Apartments

SHANKILL CO. DUBLIN

WINTERBROOK

At The Poplars, each element has been meticulously considered, forming a beautifully crafted collection of houses and apartments.

Discover the perfect blend of modern living and design at The Poplars — a stunning new development of brand new A-rated 2 & 3 bedroom town houses, 3 bed duplexes and 1 bed apartments in the heart of Shankill. Brought to you by Winterbrook, these spacious, energy-efficient homes offer an exceptional opportunity for new home buyers to become part of a well established and welcoming community.

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A Village Setting at The Poplars

Located on Quinn's Road, just moments from the heart of Shankill Village, The Poplars enjoys a peaceful yet highly convenient setting. Shankill retains a distinctive village charm, complemented by a wide range of local shops, cafés and everyday amenities. From relaxed dining options to an abundance of sporting and leisure facilities, residents are truly spoilt for choice. This is a place where community and convenience come together, offering an enviable quality of life in a welcoming neighbourhood.

DART Line

Bray Promenade

City Centre

Woodbrook Golf Club

Shankill

THE POPLARS

Shankill Beach

Dun Laoghaire

Killiney

Dalkey

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Distance by Dart from Shankill to:

Killiney	4 Minutes
Bray	8 Minutes
Dun laoghaire	14 Minutes
Blackrock	20 Minutes
Lansdowne Road	30 Minutes
Grand Canal	33 Minutes
Pearse Street	36 Minutes
Tara Street	40 Minutes
Connolly Station	44 Minutes

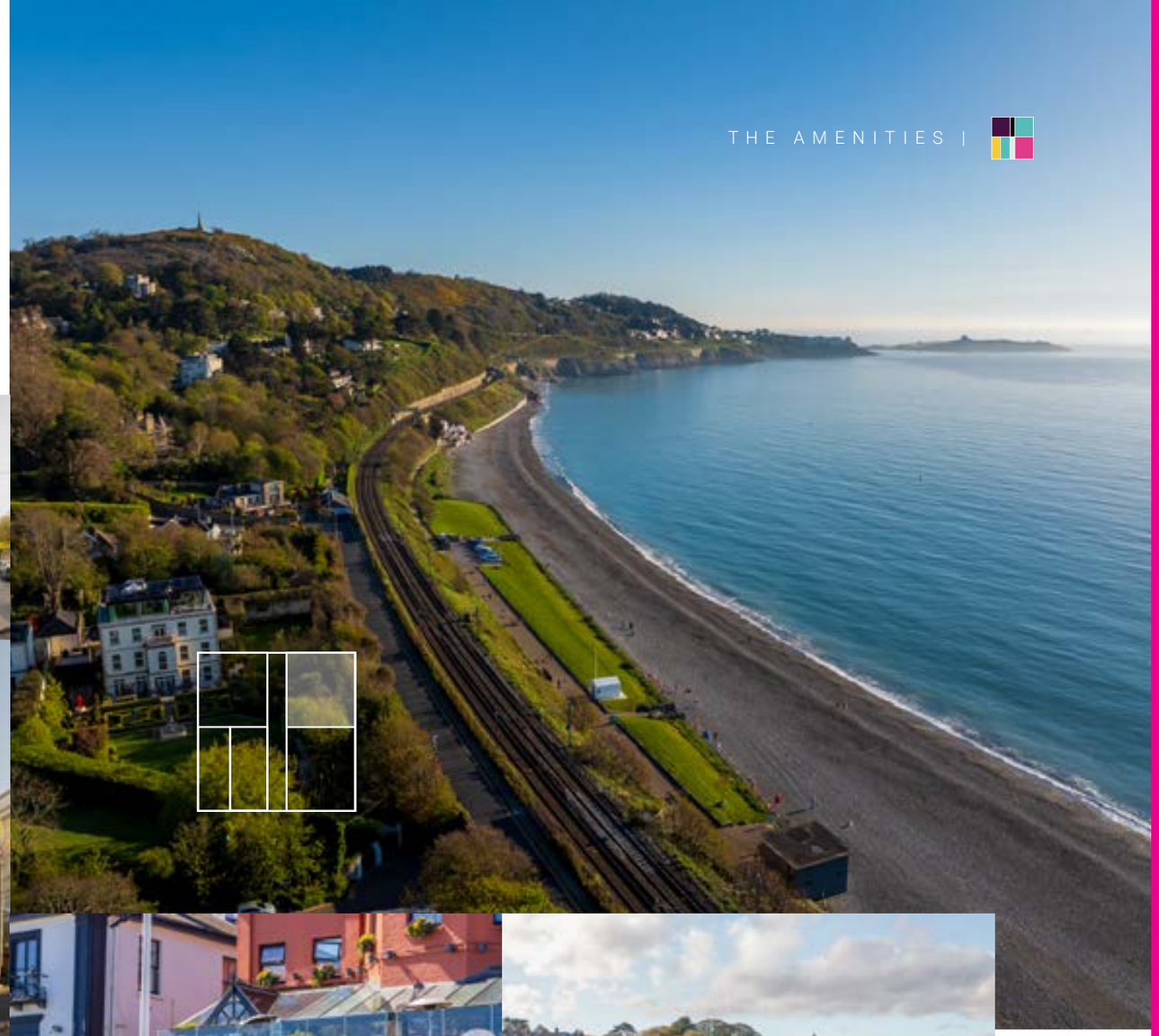
Distance by Car from Shankill to:

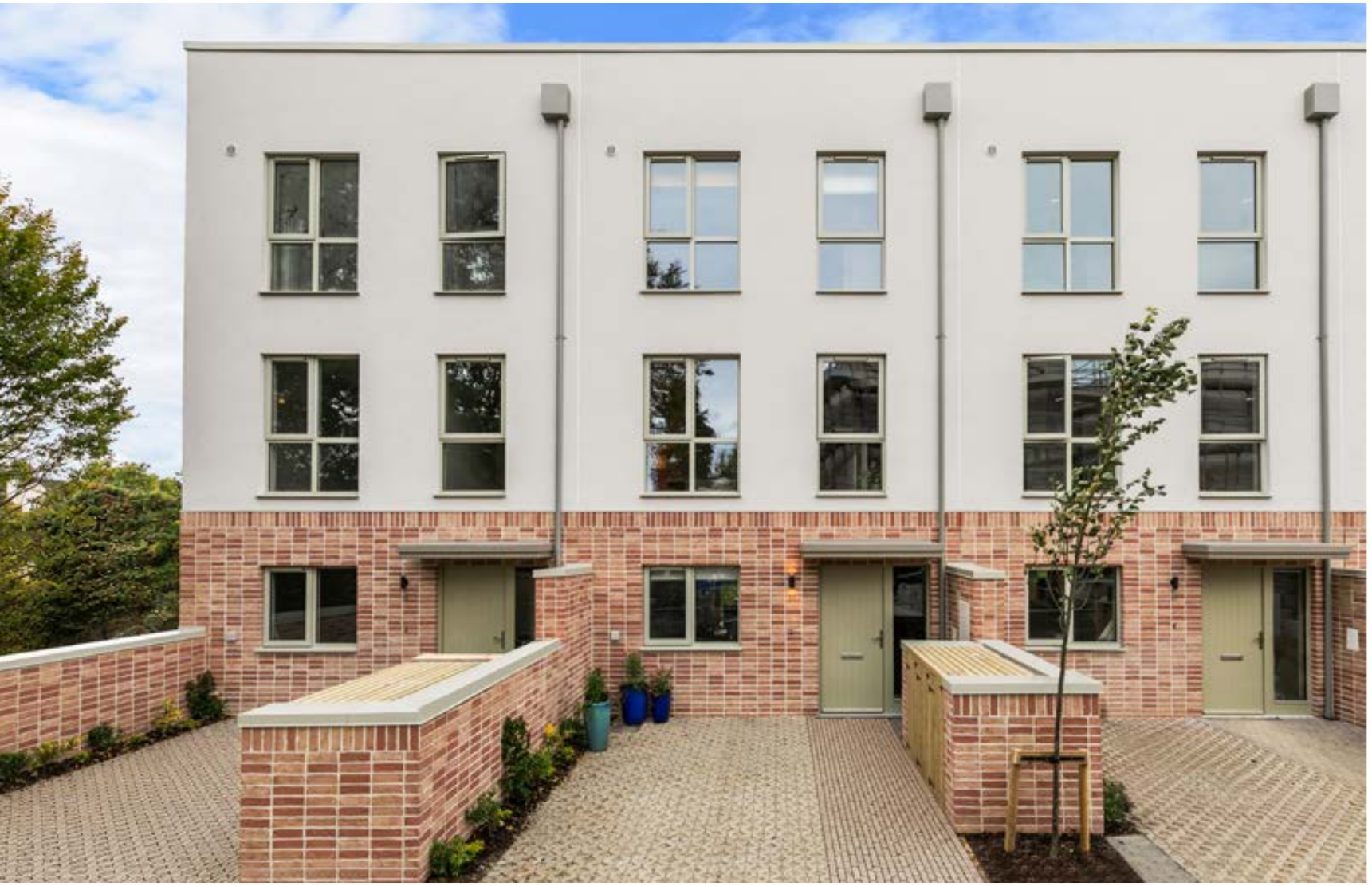
Killiney	10 Minutes
Dalkey	11 Minutes
Carrickmines (Luas Stop)	10 Minutes
Bray	13 Minutes
Cornelscourt	10 Minutes
Stillorgan	15 Minutes
Dundrum Town Centre	19 Minutes
City Centre	35 Minutes

From courts to coast – a lifestyle within walking distance

Connected to South Dublin

Set within one of South Dublin's most desirable coastal settings, Shankill offers a lifestyle shaped by sea air, scenic walks and village charm. Positioned between the Dublin Mountains and the Irish Sea, residents enjoy close proximity to Killiney, Dalkey, Bray and Dún Laoghaire. With coastal trails, cafés and everyday amenities all nearby, and excellent transport links including DART and bus services providing easy access to the city centre, it's a location that combines convenience with relaxed coastal living.





3 Bedroom Townhouses | 3 Bedroom Duplexes
2 Bedroom Townhouses | 1 Bedroom Apartments

Considered Design

At The Poplars, each home has been carefully designed to bring together timeless style and modern functionality. Hand-painted micro shaker kitchens with solid worktops, Bosch appliances and bespoke tiled splashbacks sit alongside elegant bathrooms featuring large-format porcelain tiles, rain showerheads and oak vanity units. Bespoke wardrobes, considered joinery and crisp contemporary finishes create interiors that feel both polished and enduring.

Comfort is equally well resolved, with underfloor heating at ground floor level, air-to-water heat pumps, smart zone controls and an excellent A energy rating ensuring efficiency without compromise. High-speed connectivity, generous electrical provision and practical storage solutions support the needs of modern living.

Externally, the architecture reflects the same level of care, with a refined brick and render façade, landscaped surroundings and high-quality materials throughout. Thoughtful details such as duplex terrace decking, bike and bin storage, and provision for electric car charging complete a specification designed to enhance everyday life.

Every element considered

Created with exceptional care and design intent, The Poplars pairs timeless architecture with bespoke finishes.

Considered Design

Design-led interiors shaped by craftsmanship, quality materials and a timeless palette.

THE
POPLARS

The Poplars, designed with intent.

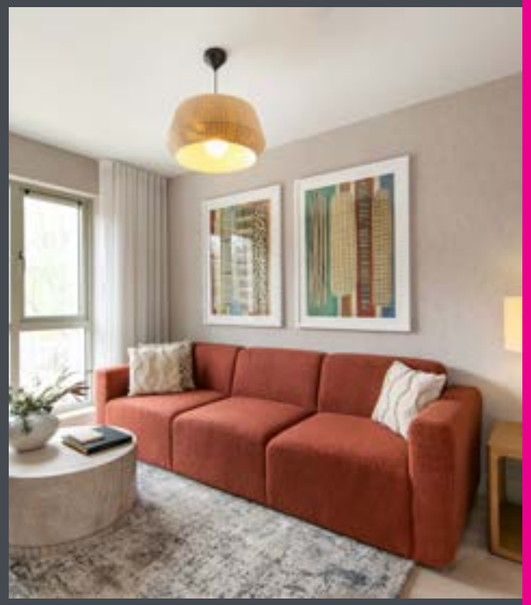
At The Poplars, every detail has been carefully considered by Winterbrook in collaboration with the architects, creating a truly design-led collection of homes defined by timeless architecture, bespoke finishes, and exceptional craftsmanship.

Extensive time was invested sourcing materials internationally, including a dedicated trip to Italy to curate the bathroom finishes. Rich brown viola porcelain tiles were selected for their warm, contemporary feel, paired with hand-glazed zellige tiles and sandy oak textures to create a layered, elegant palette throughout.

The principal bathroom delivers a bold hotel-inspired feel with dark brown travertine-effect tiling, oak detailing, integrated storage, and heated LED mirrors.

Kitchens have been designed with a refined, artistic aesthetic, incorporating hand-painted cabinetry, slender detailing, vertical tiled backsplashes, and bespoke stone worktops in rich navy or travertine-inspired finishes, subtly referencing the nearby coastal setting.

Externally, the homes are defined by vertically stacked brickwork, horizontal band detailing, and soft off-white render tones, creating a sophisticated and enduring architectural identity.'



Design, Quality and Place — Perfectly Balanced

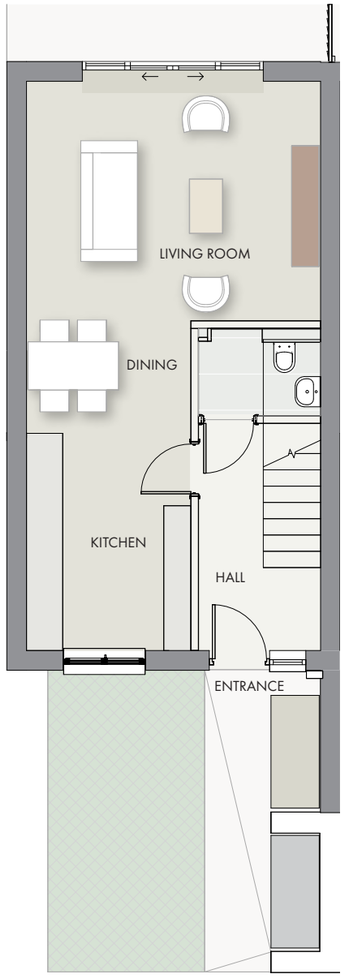
The layout of each home at The Poplars has been carefully created for a natural flow between spaces, supporting both relaxed day-to-day living and long-term comfort. Generous proportions, intelligent storage and clearly defined living areas ensure these homes adapt effortlessly over time, whether for growing families, downsizers or those seeking a more efficient way of living. Designed with energy performance and practicality in mind, every element works together to enhance ease of use, comfort and durability. Beyond the homes themselves, The Poplars has been shaped as a curated community — where thoughtful placemaking, landscaping and shared spaces combine to foster a strong sense of connection, belonging and lasting value for residents.

- 3 BEDROOM TERRACE HOUSE
  No. 3 - 12
- 3 BEDROOM DUPLEX
  No. 16, 19, 22, & 25
- 2 BEDROOM TERRACE HOUSE
  No. 1 & 2
- 2 BEDROOM HOUSE WITH STUDY
  No. 13
- 1 BEDROOM APARTMENT
  No. 14, 17, 20, 23
- 1 BEDROOM APARTMENT
  No. 15, 18, 21 & 24

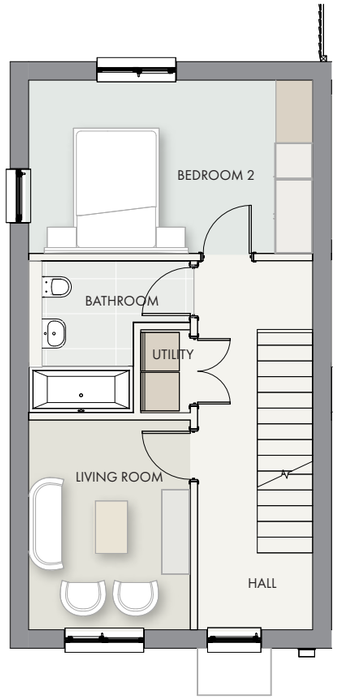
THE POPLARS

3 BEDROOM TERRACE HOUSE
NUMBERS 3 - 12

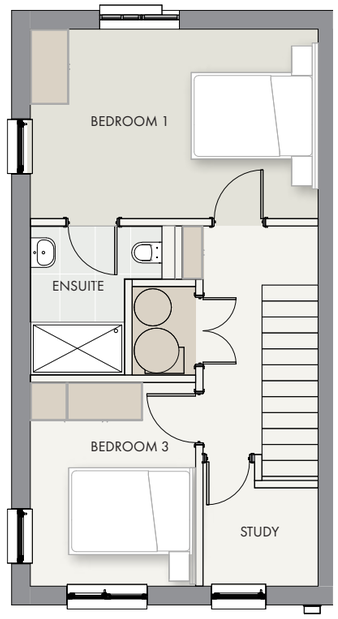
AREA: 138.7 sqm | 1492 sqft



GROUND FLOOR



FIRST FLOOR

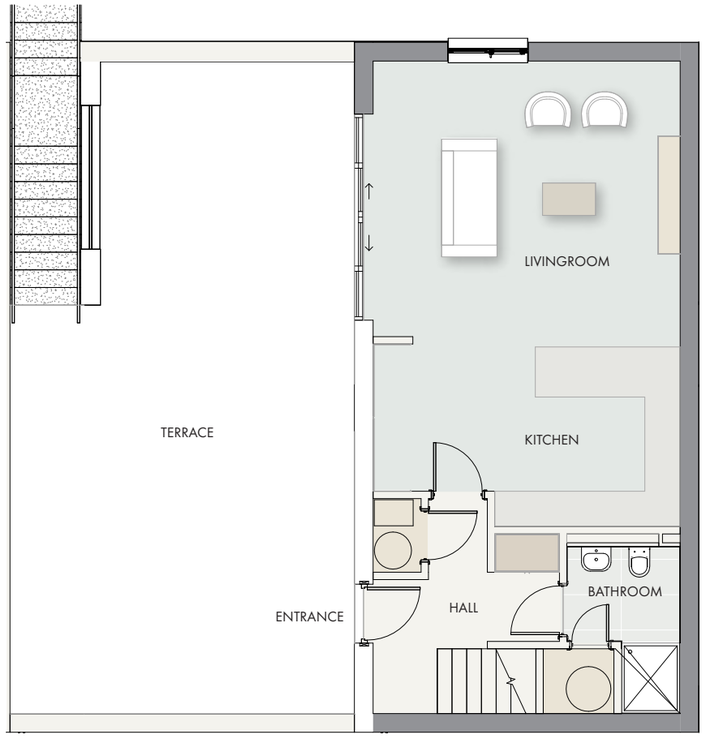


SECOND FLOOR

THE POPLARS

3 BEDROOM DUPLEX
NUMBERS 16, 19, 22 & 25

AREA: 115 sqm | 1248 sqft



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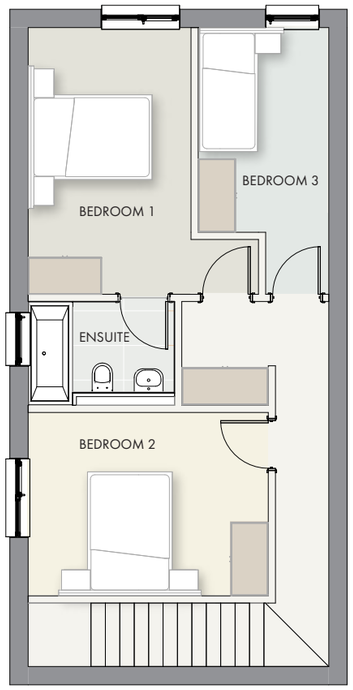
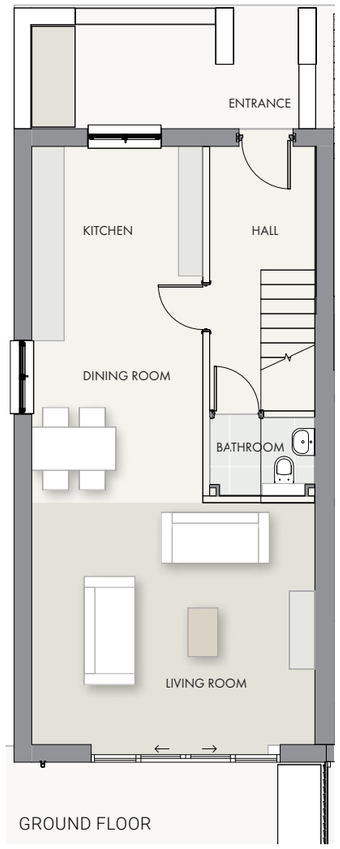


SECOND FLOOR

THE POPLARS

2 BEDROOM TERRACE HOUSE WITH STUDY
NUMBER 13

AREA: 158 sqm | 1700 sqft



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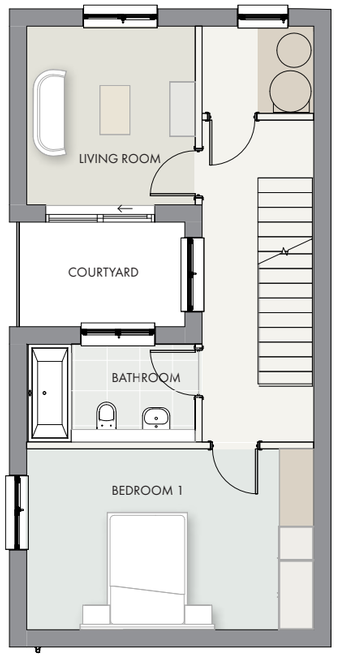

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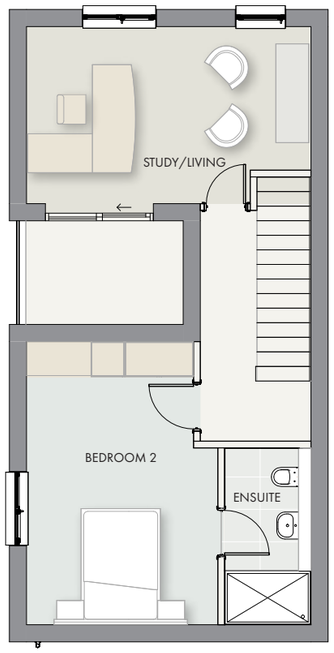
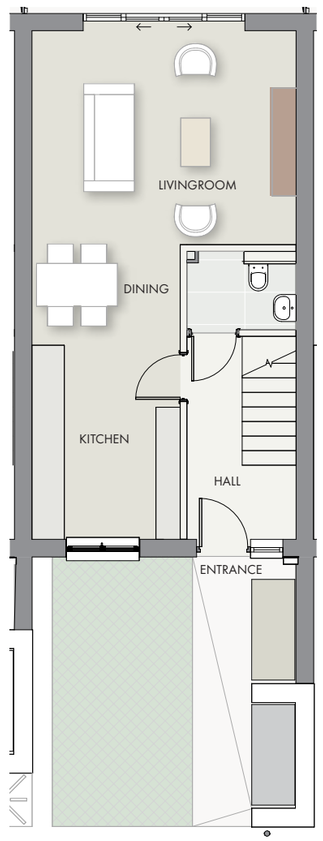


SECOND FLOOR

THE POPLARS

2 BEDROOM HOUSE
NUMBERS 1 & 2

AREA: 92 sqm | 990 sqft



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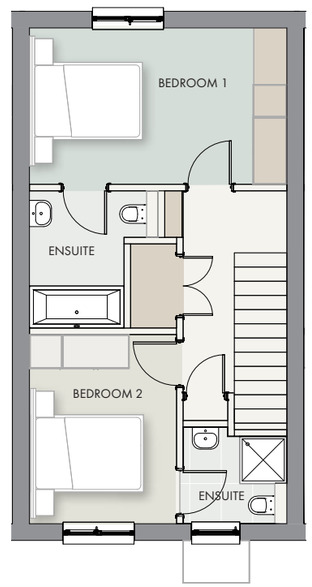
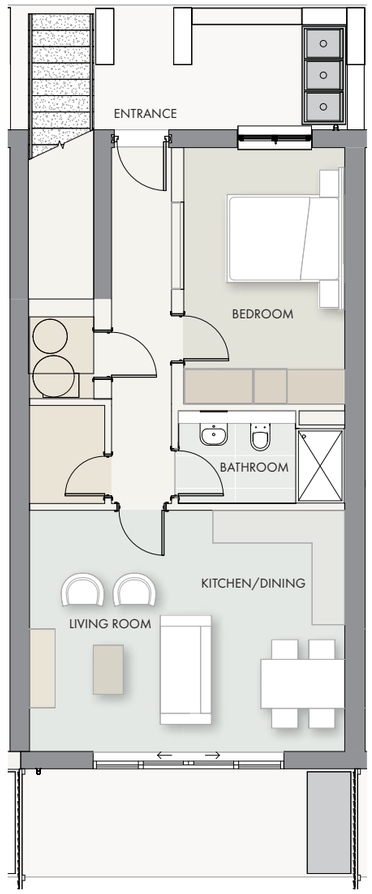


FIRST FLOOR

THE POPLARS

1 BEDROOM APARTMENT
NUMBER 14, 17, 20 & 23

AREA: 59 sqm | 635 sqft

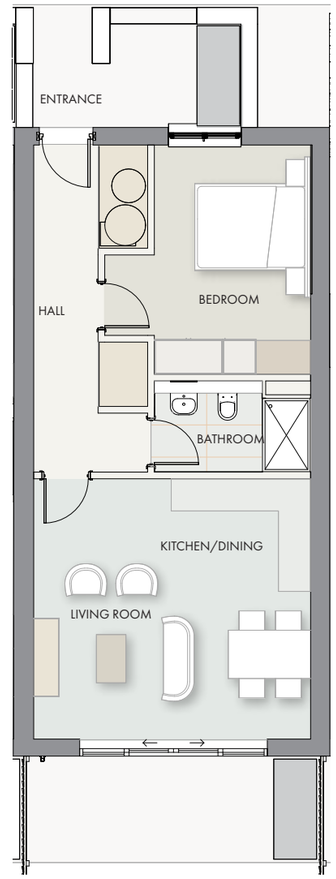


GROUND FLOOR

THE POPLARS

1 BEDROOM APARTMENT
NUMBERS 15, 18, 21, & 24

AREA: 57 sqm | 613 sqft



GROUND FLOOR

Specification

KITCHEN

- Hand painted micro shaker to custom RAL kitchen with custom tiled backsplashes, solid worktops and Bosch cooking appliances.
- Stainless steel undermount sink.
- High-quality integrated appliances.
- Built-in recycling station, large soft-close drawers, and ample storage.

DOORS & FINISHES

- Modern painted internal doors with bespoke bevels and satin nickle fittings.
- Crisp white walls and detailed architraves, skirtings and stairs with a solid oak handrail for a sleek finish.

WINDOWS & EXTERNAL DOORS

- High quality double glazed aluclad aluminium windows with satin nickle handles.
- Window ventilation by means of trickle vents as required.
- Ultratech hardwood front door units to selected colour and letterboxes.
- Window locks throughout.

BATHROOMS

- High quality satin nickle sanitary fittings.
- Slimline shower trays and rain showerheads.
- Oak finish vanity drawer unit to upper bathrooms.
- Large format porcelain tiles and small feature tiles to guest and family bathrooms.
- Heated towel rails supplied.

WARDROBES

- Bespoke shaker-style wardrobes with hand painted finish and oak interior. Comfort & Energy
- Underfloor heating across the ground floor, radiators throughout the upper floors.
- Air-to-water heat pump with smart zone controls.
- High-pressure water system with demand control ventilation.
- Excellent energy A rating.

ELECTRICAL & CONNECTIVITY

- Wired for high-speed internet, data, and phone points.
- Energy efficient lighting supplied throughout.
- Plenty of sockets for modern living.
- Electric car charging ducting and outdoor socket.

EXTERIOR

- Elegant light rendered and brick façade.
- External lighting at external doors, outside tap and external socket.
- Powder coated aluminium downpipes and durable paving to front driveway.
- Aluminium planter boxes to front apartment patios.
- Timber panel boundary fencing with concrete posts & gravel boards to dividing properties.
- Landscaped areas to front of properties and rear patio with grass areas provided.
- Duplex terrace composite pvc decking.
- Bike & Bin store provided.

STRUCTURAL GUARANTEE

- 10-year HomeBond guarantee scheme.
- High quality triple glazed windows
- Extra height ceilings

WINTERBROOK

Winterbrook is an innovative property development company with a passion for building well-designed homes of exceptional quality.

Winterbrook is a family owned and operated property development company spearheaded by industry professionals Conor Rhatigan, Anne-Marie Drohan and Kate Rhatigan. The company boasts over four decades of experience in the property industry. Collaborating with innovative professionals, we consistently seek to elevate standards in contemporary home construction.

Our focus centers on integrating compelling architectural design with cutting-edge building techniques and features, resulting in distinctive homes, buildings, and projects. Winterbrook are passionate about placemaking and creating sustainable communities built to last.

THE POPLARS

www.thepoplars.ie

The Team

Kruger Lyons Architects	Architects, Design Certifier and Assigned Certifer TENT
McElligott Consulting Engineers	Engineering Civil & Structural Engineer M&E Services Engineer
Ronan MacDiarmada & Associates Ltd	Landscape Architects

Hooke & MacDonald

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sales@hmd.ie
PSRA Licence No: 001651

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