



DUNBOY

Burnaby Road, The Burnaby, Greystones, Co. Wicklow – A63 N125. *Approx. 0.22 ha – 0.54 acres*

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DESCRIPTION

A superb Edwardian house in an unrivalled position beside the centre of the thriving coastal town of Greystones. The well laid out and spacious accommodation retains many period features and the positioning of the house in its 0.5 acres site allows plenty of scope for extension if required.

Dunboy was built in 1904 for the Sullivan family from Castletownbere and gets its name from a costal castle in the area. We gather a Ms Peggy Sullivan was living in the house in the 1960's and had a lady for companion and often used to attend the Gaiety theatre conveniently travelling by train to the city centre. Having no family to bequeath the house it was left to a friend she often attended the theatre with. This family then sold to the current vendors in the 1980's resulting in this only being the second time since construction that the house has come to the market.

THE BURNABY

Elizabeth Hawkins-Whitshed was born in 1860 and could claim kinship with European aristocracy and royalty with her Irish relations including Charles Stewart Parnell. After the death of her father in 1871 she inherited Killincarric House and lands amounting to approximately 2,000 acres. Whilst still a teenager, whilst in London she met and married Captain Fred Burnaby.

Ever since she inherited the Killincarric estate there had been discussion on the possibility of developing it for housing and as early as 1889 it was rumoured that the owners had decided that they should open a portion of the Burnaby estate "commanding splendid sea and mountain views for building terraces and villas and that several handsome roadways will immediate commence". Construction of houses in the Burnaby estate began around 1900 with Dunboy noted has been built in 1904.





ACCOMMODATION

Upon entering the property, via a porch and stain glass hall door, you are immediately struck by its elegance and its tranquil ambience and charm. The light filled entrance hall with feature white surround fireplace, exudes character. The sweeping timber staircase leads to the first-floor landing with a large stain glass window which overlooks the large open entrance hallway.

To the right is a drawing room with a fireplace, this gracious reception room boasts dual aspect windows with box bay built in seating overlooking the front garden, which enjoys the morning sun. To the left there is a formal dining room with fireplace and box bay window enjoying views of the front garden. There is a butler's pantry off the dining room which leads to the L shaped country style kitchen / breakfast room with feature AGA and access to the south facing gardens. A cosy sitting room overlooking the rear garden and guest wc complete the accommodation at ground floor level.

The stairs lead to the first floor where there are five well-proportioned bedrooms, the primary bedroom has a good-sized bathroom en-suite. There is a dressing room which is laid out as a study located off the second bedroom. There is also a good size family bathroom and hot-press off the main upstairs landing.



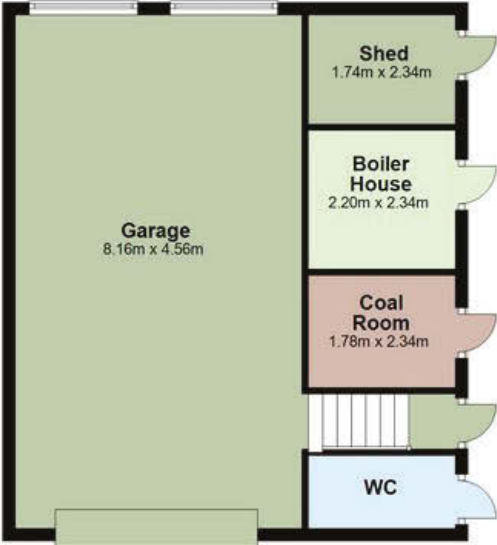




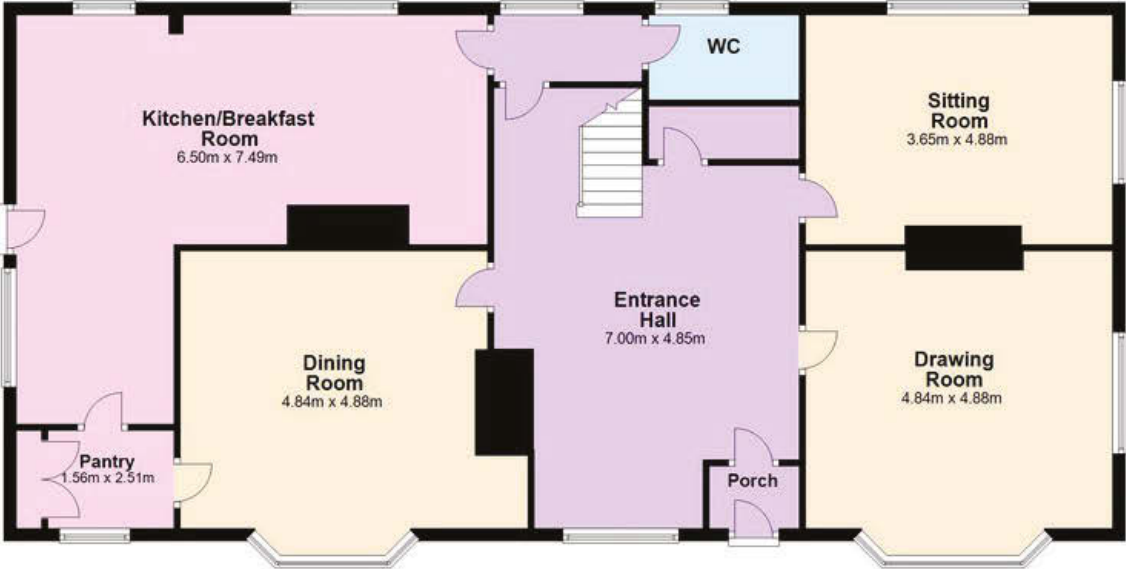




FLOOR PLANS



Ground Floor



First Floor



SERVICES

The property is perfectly positioned on c 0.54 acre of private landscaped garden which has rear access via a private lane off Whitshed Road. Superbly maintained by its current owner, the garden enjoys a south westerly aspect allowing for all day sunshine and boast an eclectic array of plants, shrubs and Specimen trees. The property benefits from a side access from both sides. The front forecourt provides ample secure parking for up to 4 cars.

Dunboy is a truly delightful family home which will appeal to the most discerning of purchaser seeking a family home exuding old charm and ambience in a quiet and peaceful setting on one of Greystones's most sought-after roads

OUTBUILDINGS

The kitchen opens to a private enclosed courtyard with two stores, boiler house, wc, and access to a spacious garage.

FEATURES

- Exceptional double fronted Edwardian style residence
Wonderful period features throughout including stain glass windows
- Gracious well-proportioned accommodation extending to 3,270 sq ft (303 sqm)
- Garage and outbuildings extend to approx. 660 sq ft (56 sqm)
- Delightful gardens with rear access.
- Five well-proportioned bedrooms, four reception rooms
- Delightful private south-west facing rear garden extending to approx. 0.54 acre
- Prime residential location on Burnaby Road overlooking Burnaby Park and close to excellent schools and public transport
- Highly convenient location within minutes to Greystones village, the seafront including DART
- Oil fired central heating. Security alarm
- Generous off-street parking for several cars



BER :



Guide Price €2.3m

Viewing strictly by prior appointment.

CONTACT



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