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**FOR SALE BY PRIVATE TREATY**

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Oatlands is a superb new development comprising the restored 1790's Oatlands House and 12 distinctively unique, modern homes.



Oatlands is a superb new development comprising the restored 1790's Oatlands House and 12 distinctively unique houses in the adjoining restored stables and outbuildings to the north west of the main house.

Each house is completed to a high standard, which offers potential purchasers the opportunity to live in a restored period property while also enjoying the advantages offered by a modern building. The properties are designed with the benefit of high ceilings and large windows, ensuring all houses are light-filled and spacious with views over the historic Strawberry Beds. The interior designers, *House & Garden Furnishings*, have ensured that high-spec Fitzgerald Kitchens, tiled bathrooms and bespoke designed wardrobes provide all the advantages of modern-day living. The 12 houses which consist of 2 & 3 bed town houses and bungalows each extended and varying in size from 82.81 - 151.73 sqm.

Originally bought by the Guinness family, it formed the great Liffey side estates which started with Farmleigh and ran west to Luttrellstown Estate. Oatlands is superbly designed

internally with private gardens, communal courtyards and meandering walkways through mature fruit gardens.

Oatlands is situated on and accessed directly from the Porterstown Road immediately adjacent to Castleknock GAA grounds and approx. 400m from Castleknock Golf Club. Castleknock is an affluent Dublin suburb located adjacent to the Phoenix Park and the surrounding area provides a rich mix of residential and amenity uses including Castleknock Hotel & Country Club and Luttrellstown Castle. The range of amenities in and around Castleknock is now very impressive and ranges from an extensive choice of primary / secondary schools and Castleknock College, to the superb choice of leisure and sports facilities, including the National Aquatic Centre, Castleknock Hurling & Football Club and Luttrellstown Golf Club. Residents at Oatlands will be truly spoilt for choice and all of this is supplemented by the presence in the area of what is perhaps Ireland's greatest natural amenity - namely the Phoenix Park and its myriad of walk, cycle areas, deer and Dublin zoo. Visit the website now at [www.oaklandspark.ie](http://www.oaklandspark.ie)



- » Custom fitted kitchens
- » Underfloor heating
- » Double glazed windows
- » Timber hall doors
- » Air-to-water low temperature heat pumps
- » Contemporary skirting & architraves
- » Gardens with privacy hedging
- » Quality stonework elevations
- » Low maintenance rendered finishes
- » Heat loss systems in floors, walls and roofs

