

The Old Station Master's House

Dublin Road, Shankill, Dublin 18

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Dating from circa 1861, The Old Station Master's House is a distinguished double-fronted Victorian residence occupying approximately 0.33 acre of beautifully private grounds in the heart of Shankill. Extending to approximately 433 sq. m (4,660 sq. Ft.), this exceptional family home has been meticulously restored, refurbished and significantly enlarged by its current owners, resulting in a seamless blend of timeless period elegance and contemporary luxury. Approached via a shared driveway, electric sliding gates open to a substantial gravelled forecourt providing secure off-street parking for numerous vehicles and an electrical charging point, while a separate side access leads directly to self-contained accommodation.

Beyond its attractive façade lies a home rich in character, retaining many of the original Victorian features that define its heritage, including soaring ceiling heights, decorative coving, bay windows, original window shutters and elegant fireplaces. A traditional porch opens into a gracious reception hall from which the accommodation flows naturally and includes a beautifully appointed guest bathroom at ground-floor level. The living room is a beautifully proportioned dual-aspect space enjoying views over the gardens and featuring a period fireplace together with French doors opening onto the rear terrace.

To the rear of the house, a generous reception lobby connects the original residence with the stunning contemporary extension and leads to an elegant drawing room, again dual aspect with a bay window and French doors to the patio, creating a wonderful balance between formal and informal living spaces.

The true heart of the home is the spectacular open-plan kitchen, dining and family room. Designed by renowned cabinet makers Rhatigan & Hick, the bespoke handcrafted kitchen is centred around a substantial island with luxurious marble-effect worktops and premium integrated appliances. Flooded with natural light through expansive triple-glazed windows and bifold doors, this impressive space enjoys a seamless connection to the gardens and provides an exceptional setting for both everyday family life and entertaining on a grand scale. A spacious laundry room, utility room and plant room further enhance the practicality of the accommodation.

Upstairs, four exceptionally generous double bedrooms retain all the grandeur associated with Victorian architecture, with high ceilings and attractive views across the mature gardens. Two bathrooms and a versatile home office complete the first-floor accommodation, providing flexibility for modern family living.

Positioned to the side and rear of the property is a recently constructed self-contained two-bedroom, 2 bathroom residence, presented in turnkey condition and accessed internally from the main kitchen , or independently via the side entrance. Offering bright and spacious accommodation throughout, this highly versatile space is ideally suited to multi-generational living, guest accommodation, independent living for older children or home-and-income potential.

The mature, landscaped gardens are a particular feature of the property, enjoying a sunny south-westerly orientation and an exceptional degree of privacy. Accessed from several of the principal reception rooms, they provide a tranquil setting for outdoor dining, entertaining and family enjoyment. Thoughtfully upgraded for modern living, the original Victorian residence benefits from gas-fired central heating, while the contemporary extension is served by an energy-efficient heat pump system, combining heritage charm with modern comfort and efficiency.

Perfectly positioned just a short stroll from Shankill Village, residents enjoy easy access to an excellent selection of cafés, restaurants, shops and everyday amenities. Shankill DART Station, numerous Dublin Bus routes, the LUAS at Cherrywood and the M50 are all within easy reach, while the coastal villages of Killiney, Dalkey, Glasthule and Dun Laoghaire offer an outstanding range of schools, sporting facilities, boutiques and restaurants. Combining historical character, contemporary luxury and exceptional versatility, The Old Station Master's House represents a rare opportunity to acquire one of South Dublin's most distinctive and impressive family homes.







Features

- Detached Victorian Period Residence (c.1861)
- Floor Area Extending to Approximately 433 sq. m. / 4,660 sq. Ft.
- Standing on Private, Mature Gardens, Extending to Approximately 0.33 Acre , with Secure Parking & EV Charging Point
- 6 Bedrooms | 5 Bathrooms | 4 Elegant Reception Rooms
- Beautiful, Bespoke Hand-Painted Rhatigan & Hick Kitchen
- Self-Contained Recently Constructed Two-Bedroom Two-Bathroom Residence to the side
- Ideal Home Potential for Multi-Generational Living, Guests or Au Pair
- Gas-Fired Central Heating & Heat Pump with Underfloor Heating to Kitchen and Annex
- Electric Sliding Gates, Secure Parking & EV Charging Point
- Sunny South & West Facing side and Rear Gardens
- Ideally located near Shankill Village, leading schools and excellent transport links including the DART, LUAS, Dublin Bus and M50.





Accommodation

Entrance Porch: 2m x 1.5m (6'7" x 4'11") with Victorian tiled floor, timber panelled ceiling and double folding doors open into the

Reception Hall: 3.8m x 3m (12'6" x 9'10") with ceiling coving, understairs storage, intercom to front, arch to inner hall and door to

Guest W.C.: with w.c., pedestal wash hand basin, fitted shelving, dual aspect windows partly frosted, extractor, part tiled walls, tiled floor and shaving socket

Living Room: 4.5m x 6m (14'9" x 19'8") with bay window incorporating double folding French doors opening out into the garden, shutters intact, dual aspect looking front and rear, plate rail, ceiling coving, painted cast iron fireplace with solid fuel burning stove set in and fitted shelving

Inner Hall: 2m x 3.5m (6'7" x 11'6") with ceiling coving and door to

Laundry Room: 3.5m x 5.3m (11'6" x 17'5") with tiled floor, a range of presses, cupboards, drawers, worktop, plumbed for tumble dryer, hatch through to the inner reception area and part double glazed hardwood door opening out to the side

Utility Room: 2.2m x 3.8m (7'3" x 12'6") with plumbing for washing machine, houses the commercial grade 45kw Viessmann gas fired central heating boiler and Alfea Extensa Duo, heat pump, large water cylinder and enclosed fuse boards

Reception Lobby: 4.3m x 3m (14'1" x 9'10") with ceiling coving, picture rail, double folding glazed doors opening into the rear section and door to the

Drawing Room: 6m x 6.7m (19'8" x 22') with dual aspect bay windows, rear bay overlooks the back garden and the side bay has double folding glazed French doors opening out to the west facing section, ceiling coving, decorative ceiling rose, painted timber fireplace with marble inset and brass inset, tiled floor and painted solid timber floor

Kitchen/Family/Dining Area: 7.7m x 7.2m (25'3" x 23'7") Rhattigan Hick Kitchen comprising Shaker style hand painted in mussel blue with one and a half bowl Villeroy & Boch sink unit set into the polished marble effect grey countertop, Neff fitted oven on one side and another on the other side with a grill oven, opening for a microwave, plumbed for a dishwasher, centre island unit with matching polished marble effect grey countertop, five ring induction hob, American style fridge/freezer, upstands matching the worktop, fitted shelving, LED recessed lighting, beautiful 60 x 60 marble effect tiled floor, rear section of the family/breakfast/dining area has recessed lighting, walls of glass overlooking the side and rear garden that fold onto each other bringing the outside in and breakfast bar in the island

Upstairs

Landing: with ceiling coving, Velux skylight and hatch to roof space

Bedroom 1: 5.4m x 3.2m (17'9" x 10'6") with ceiling coving, corner wash hand basin with pink pedestal, mirror over, door to rear office and sliding sash windows facing over the church to the front

Bedroom 2: 3.4m x 4m (11'2" x 13'1") with a range of built in wardrobes with hanging space, ceiling coving, feature bay window with window seat overlooking the rear and door to

Home Office: 2.7m x 3.4m (8'10" x 11'2") with dual aspect windows, a set of sliding sash double glazed hardwood windows overlooking the church, a tilt and turn double glazed window looking over the rear and ceiling coving



Bedroom 3: 4.8m x 6.8m (15'9" x 22'4") with rear bay window overlooking the garden, ceiling coving and tilt and turn double glazed window overlooking the side garden

Bedroom 4: 4.8m x 4.8m (15'9" x 15'9") with corner pedestal wash hand basin, dual aspect windows, sliding sash double glazed window overlooking the front, tilt and turn double glazed window overlooking the side, painted ceiling and coving

Bathroom: with plastic panel to the side, wash hand basin, w.c. and part tiled walls

Bathroom: with large roll top bath with auxiliary hose, step in tiled power shower with raindrop monsoon head, w.c., wash hand basin set onto timber vanity unit, mirror, shaving socket, part tiled walls, tiled floor and heated towel rail

Self-Contained Unit

Kitchen: 3.3m x 6.3m (10'10" x 20'8") accessed off the main house from the kitchen/family/breakfast/dining area, and part double glazed own hall door opening in, 60 x 60 marble effect tiled floor, recessed lighting, kitchen is fitted with mussel blue hand painted units with brass handles, Neff four ring induction hob with extractor over, Neff oven with space for microwave over, further recessed lighting, plumbed for washing machine & tumble dryer, digital security alarm panel and sliding pocket door opening to the

Sitting Room: 5.6m x 5.4m (18'4" x 17'9") with solid timber floor with underfloor heating specially engineered, LED brushed chrome recessed lighting, wall lights, double glazed double folding French doors opening out to the rear, underfloor heating controls and door to

Inner Lobby: 1.9m x 3.4m (6'3" x 11'2") with underfloor specially engineered oak solid flooring, LED recessed lighting and door to

Shower Room: with step in tiled power shower with monsoon head and auxiliary hose, product alcove, w.c., pedestal wash hand basin, fully tiled walls and floor, LED recessed lighting and extractor

Bedroom 1: 5m x 3.5m (16'5" x 11'6") with underfloor heating with the specially engineered solid oak floor, triple glazed folding French doors opening out to the rear garden and door to

En Suite Shower Room: with glazed power shower with oversized tray with monsoon head and auxiliary hose, frosted glazed window, w.c., pedestal wash hand basin, extractor, recessed LED lighting, fully tiled walls and floor

Bedroom 2: 3.7m x 4.4m (12'2" x 14'5") with specially engineered oak floor for underfloor heating, LED brushed chrome recessed lighting and hatch to attic space for storage with pull down ladder

BER Information

BER:Exempt

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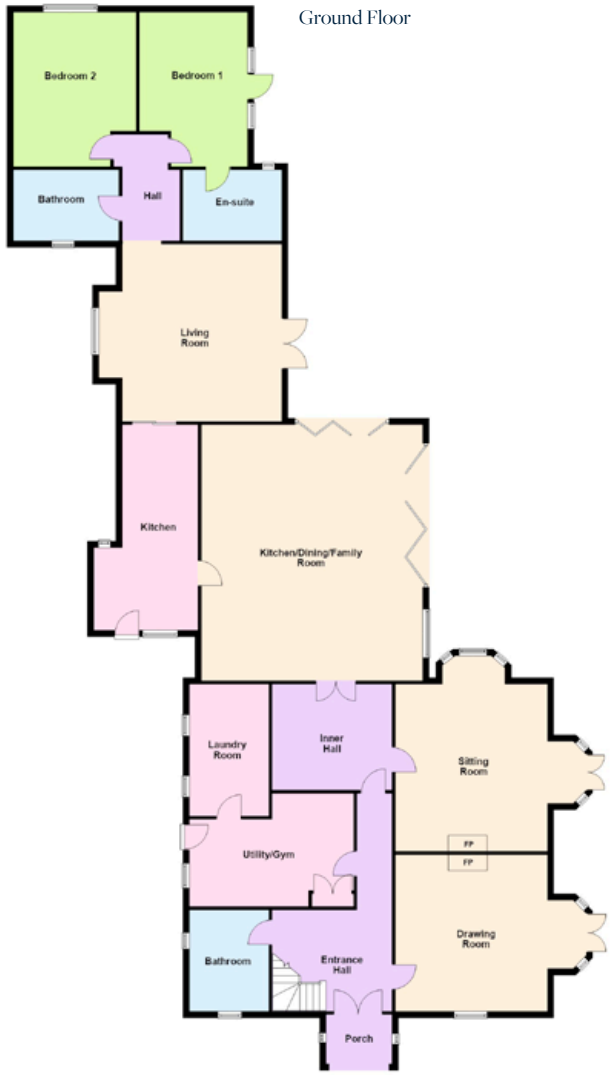
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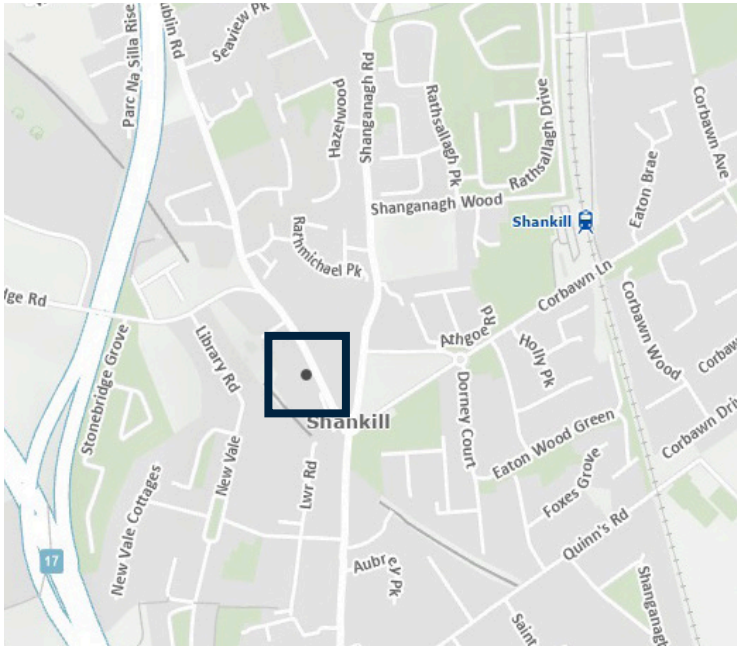
FLOOR PLANS Not to scale - for identification purpose only.

Ground Floor



First Floor





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