

Hambleton House
19-26 Lower Pembroke Street
Dublin 2, Ireland
T. 353 1 6333700
w www.colliersjs.com e info@colliersjs.com

RESIDENTIAL LETTINGS LIST
January 2010

129 Tritonville Road, Sandymount, Dublin4

3 Bed House

€5,500 pm

Available Now



An outstanding, immaculately presented two storey over basement Victorian residence located in the heart of Dublin 4. This lavishly appointed property which extends to approximately 325sq m (3,500 sq ft) has been fully renovated and extended to the highest possible standard, with spectacular period features retained throughout. The accommodation (in brief) comprises of: Entrance hallway, two elegant interconnecting reception rooms, an ultra modern kitchen/living/dining area, guest WC, lift/stairs to basement and access to paved garden. Upstairs there are 3 bedrooms (2 with wash hand basin facilities, 1 en suite), bathroom (with freestanding bath & WHB), shower room (with large double shower, WC & WHB). The basement provides: Cinema room (with 60 inch plasma TV & digital surround sound), family/entertainment room, bar, utility room, guest WC. High specification installations include under floor heating throughout (excl basement), integrated Audio Visual System, and monitored alarm system. Resident's disc parking available. The Dart station is within a few minutes walk - Extensive use of French Oak flooring - Tipperary Crystal chandeliers - Tastefully furnished - State of the art Kitchen with Aga & all mod cons - Excellent storage facilities - New carpets throughout - CCTV. - Lift to/from basement - Lutron automated lighting - Crestron central Visual Audio System - Marble chimney pieces, decorative cornicing, centre roses shuttered windows etc VIEWING: Strictly by prior appointment with Colliers Jackson-Stops.

Contact: Clodagh Barry, Ph: 01-6333700, e-mail cbarry@colliersjs.com

Bell House, Glenasmole Lodge, Glenmasole Estate, Glenasmole Valley, South Co. Dublin

4 Bed House

€2,000 pm

Available Now



Unfurnished. This beautiful and spacious 4-bedroomed property has recently been renovated and modernised. It is situated in the grounds of Glenasmole Estate and is surrounded by approximately 210 acres of landscaped gardens. With the option to use the stables and land for horses if so needed.

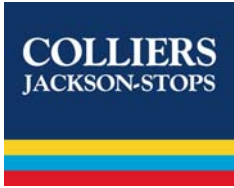
The open-plan living room and kitchen are situated on the first floor and there are large picture windows overlooking the rear garden with direct access out with a small decking area. The kitchen is fully equipped with modern appliances and there is a separate utility room downstairs. The 4 bedrooms (master en suite) and main bathroom are on the ground floor and there is adequate storage.

There is a large wood burning stove in the living room that produces huge amount of heat, gas fired central heating and the property also benefits from a high standard of insulation thus making this a warm and cozy home.

The property is gated and tenants will have the use of the outdoor swimming pool and tennis court. As previously mentioned the tenants may also negotiate use of stables and paddocks. The property has its own separate entrance and there is adequate parking.

This is a truly idyllic setting within easy and quick access to the City Centre, Luas and shopping centre in Dundrum. This property has to be seen to be appreciated.

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Ashurst, Military Road, Killiney, Co. Dublin

7 Bed House

€9,750 pm

Available Now



Ashurst is a magnificent 7 bedroom detached period home. It is located within close proximity of the villages of Dalkey and Killiney and is just a short stroll from Killiney Beach and the Killiney DART station. It is a place of great privacy being surrounded by 5 acres of manicured grounds and woodland and protected by high walls and electronic gates. Ashurst would make a lovely large family home, equally it is suited to hosting society events, it was formally an Ambassadors residence and the property itself is noted as one of Ireland's finest period houses.

RENT NEGOTIABLE – Approximately 929 sq m (10,000 sq ft) – on 5 acres of woodland & manicured lawn - 7 double Bedrooms (3 en suite) - Spacious family kitchen with all mod cons - Large reception hall and 3 large reception rooms & bar area - Gas fired central heating - Fantastic privacy - Outstanding views from look out tower - Internal elevator - Partially furnished - Gym - Garage VIEWING: Strictly by prior appointment with Colliers Jackson-Stops.

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61 Eglinton Road, Donnybrook, Dublin 4

5 Bed House

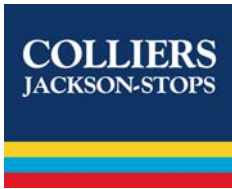
€8,000 pm

Available Now



A double fronted red brick luxury family residence which has been refurbished and refitted to the highest of standards, to provide the ultimate in stylish town residence right in the heart of Donnybrook. Accommodation 5 bedrooms all ensuite 4 receptions, large family room/kitchen breakfastroom, (Clive Christian), ample parking to the front, extensive gardens to the rear, garage.

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RESIDENTIAL LETTINGS LIST
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47 Villiers Road, Rathgar, Dublin 6

5 Bed House

€3,200pm

Available Now



Restored extended and modernised red brick, double fronted, 5 bed period property. Situated at the corner of Villiers Road and Frankfort Ave, close to a variety of shops and within easy reach of the City Centre. Floor area 264 sq m/2,845 sq ft. Accommodation: Entrance hall, drawing room, dining room, living room, sun room, breakfast room/kitchen, 5 bedrooms and family bathroom. Exterior: The railed and gated front garden is gravelled for low maintenance with side access to rear walled garden laid out in lawn and off street parking area.

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19 Percy Place, Ballsbridge, Dublin 4

5 Bed House

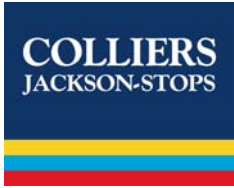
€5,000 pm

Available Now



Located in the heart of Dublin 4, within minutes walk of Merrion Square, this outstanding family home overlooks the tranquil tree lined banks of the Grand Canal. This fantastic property with a floor area of approximately 267 sq m (2,875 sq ft), It has been fully renovated and extended to the highest possible standard, with spectacular period features retained throughout. The accommodation includes two elegant interconnecting georgian reception rooms and five bedrooms, an ultra modern high-ceiling kitchen/living/dining area, five bathrooms, including three ensuite, a lavish master bathroom and guest cloakroom. A special feature of the house is the rooftop garden, an outstanding facility, private and sheltered, enjoying views over the Dublin skyline. Externally, there are landscaped gardens front and rear, with off-street parking, and a remote controlled electric gate. Features A multi-zoned heating system Complete electrical, telephone and fax distribution Comprehensive computer network Integrated Audio Visual System High Definition TV Monitored Alarm System State of the art kitchen Gas fired central heating, with twin boilers. Underfloor heating throughout ground floor, and in all bathrooms High-pressure water services Lutron automated computer controlled lighting installation Automated outdoor lighting Burglar alarm and fire alarm, monitored from central station, with access control at all entrances Door intercoms in kitchen, main hall and top landing Electrically operated windows in kitchen/dining area Villeroy & Boch sanitary fittings throughout Hans Grohe fittings throughout Whirlpool bath Telephone and fax distribution to all rooms Central Vacuum System, with 6 access points, including the parking bay Viewing: Strictly by prior appointment with Colliers Jackson-Stops

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Riversdale, Riversdale Avenue, Rathgar, Dublin 6

4 Bed House

€2,500 pm

Available Now



Available immediately This is a four bedroom unfurnished family home with ample off street car parking and beautiful gardens just off Bushy Park road at the end of a private laneway with country style living. The house would suit anyone but especially a family with children who can benefit from the beautiful gardens and walkways. This house offers a quiet get away but yet only a short drive to Dublin City Centre and an abundance of amenities and excellent primary and secondary schools nearby. Accommodation comprises large entrance hall, guest toilet, kitchen/family room, conservatory/vine room, drawing room four bedrooms, study and two bathrooms.

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Lough Derravaragh, Castlepollard, Co. Westmeath

4 Bed House

€2,000 pm plus utility bills

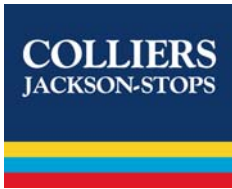
Available Now



Approximately 3500sq ft, recently built period style with 4 large bedrooms all of which are en suite. Accommodation comprises a very large living room with open fireplace, large dining room with open fire place, kitchen with AGA (oil and electric) leading to a snug room (TV room) with open fire place, office and large utility with guest toilet. Outside there are stables and lots of storage for boats or cars. There is also a glass house to side.

- Extremely Low cost heating - geothermal under floor central heating system
- Double glazed hand made wooden sliding sash windows
- Highest levels of insulation
- Completely secluded with spectacular lake views
- Available partly furnished or unfurnished
- Gardens, Lawns, Rose Beds and Beech hedges
- Orchard and grounds will be maintained to extremely high standard

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RESIDENTIAL LETTINGS LIST
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Observatory Court, Observatory Lane, Rathmines, Dublin 6

3 Bed House

€2,000 pm

Available Now



Observatory Court is one of three very fine new build mews properties recently built in the heart of Rathmines. Built to exacting standards and with the highest finished specification with three bedrooms all ensuite. The master has a walk in wardrobe and access to a sunny south facing balcony overlooking Leinster cricket club. The rear garden is very private and has access points from both downstairs and the kitchen area. Set on a mature laneway with two parking spaces, in the heart of Rathmines, this property is just a 5 minute stroll from a host of good schools, shops, bars and restaurants. Special Features - Parking for two cars at front - Fine south facing balcony - Private rear garden - Excellent security system - Ventrolla window fittings - Solid oak floors, doors and baseboards - Chrome wall fittings and door handles - Separate heating for all floors - State of the art kitchen with appliances - Large spacious sitting room with Plasma TV and ornate fire - Recessed lighting throughout - Large areas of storage Accommodation Hall Level Entrance Hall (5.0m X 1.95m) With Crema Marble tiling. Solid white oak stairs. Recessed lighting and large under stair storage space. Bedroom 1 (3.90m X 3.45m) With solid oak doors and baseboards. In built floor to ceiling cantilevered cabinet with interior lighting. Recessed ceiling spotlights, Eagle radiator and ample plug sockets, cable and TV points. Ensuite (1.89m X 1.50m) Wall to ceiling tiles with Triton power shower,WHB and WC. Heated towel radiator and over basin Decotec vanity cabinet. Bedroom 2 (3.65m X 3.19m) With solid oak doors and baseboards. In built floor to ceiling cantilevered cabinet with interior lighting. Recessed ceiling spotlights, Eagle radiator and ample plug sockets, cable and TV points. Access door to secluded rear garden. Ensuite (2.84m X 1.85m) Wall to ceiling tiles with large Powersurge bath,WHB and WC. Heated towel radiator and over basin Decotec vanity cabinet. First Floor Kitchen (5.70m X 5.02m) With tiled floors, recessed lighting, under cabinet lighting, fitted kitchen units, granite work tops, granite topped island, shaded glass splashback, double sink, wall to ceiling radiator. Appliances include Neff Hood, Neff fridge, Neff freezer, Neff microwave, Indesit washing machine and Gourmets pride cooker. Kitchen has multiple plug points, cable point, phone point. Rear stairs lead to back garden. Sliding solid oak doors with frosted glass leading to..... Sitting Room (4.88m X 3.33m) With solid oak floor and door, chrome handles, recessed lights in ceiling on with dimmer function and in built spaces in walls for storage or showpieces. Modern artificial fireplace and plasma television in place and floor to ceiling radiator. Bathroom (1.58m X 1.36m) With wall to ceiling tiling,WHB, WC and vanity cabinet over mirror. Second Floor Master Suite (4.46m X 3.57m) With solid oak doors, chrome fittings, recessed spotlights and ample plug and cable points, phone point and remote access for front door.Double window with large sliding door to outside balcony. Ensuite (1.95m X 1.67m) With floor to mid wall tiling, velux skylight, powershower, WHB with vanity cabinet over and WC. Walk in Wardrobe (1.97m X 1.53m) Built in shelving and suit rack.Velux skylight. Balcony (5.20m X 3.46m) With non slip decking, spotlight sunk in decking, copper rear wall and capped copper surround, frosted glass partition to adjoining property. Southern aspect overlooking Leinster cricket club. Rear Garden (9.92m X 8.67m) Combination of cobble lock BBQ space and grass garden, has partitioned area for storage or possible garden shed.Very private.

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