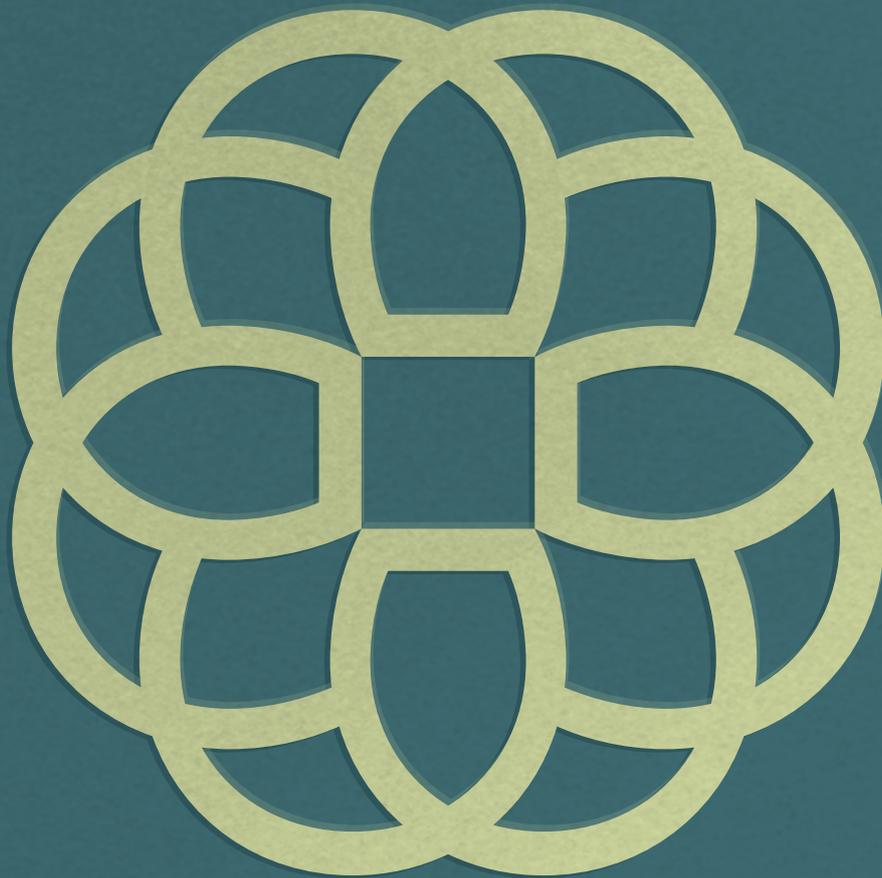


AN EXCLUSIVE COLLECTION OF 22 LUXURY HOMES



Glencarrig

CELBRIDGE, CO KILDARE

 Ardstone

WELCOME HOME

Introducing a boutique development of just 22 beautifully crafted three and four-bedroom homes, designed and built by Ardstone



Glencarrig

CELBRIDGE, CO KILDARE

Glencarrig is a private, thoughtfully designed neighbourhood offering a mix of elegant mid-terrace and spacious semi-detached homes. Every detail has been carefully considered to create homes that are both stylish and practical – perfect for modern living.

With an impressive A3 energy rating, these homes combine exceptional comfort with outstanding efficiency, ensuring warmth, sustainability, and lower energy costs for years to come.



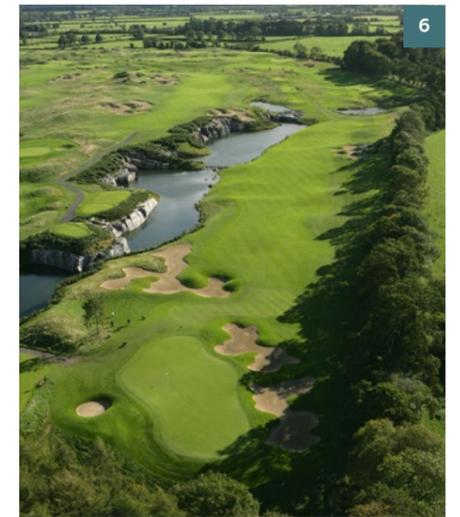
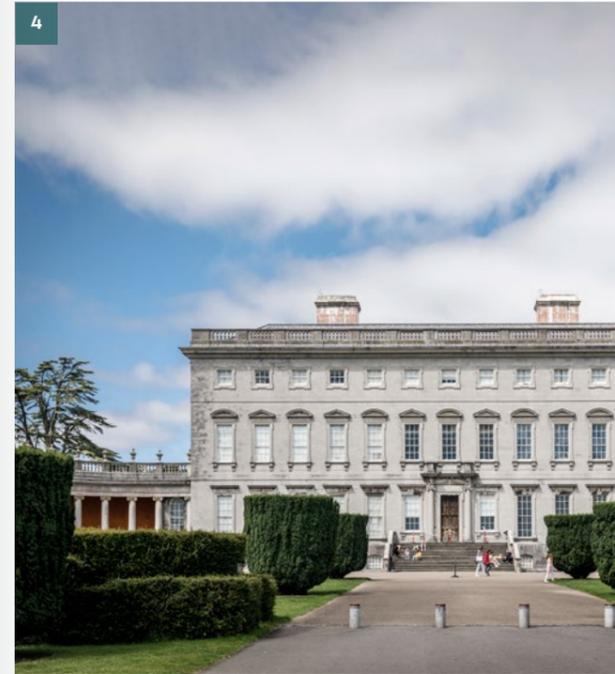
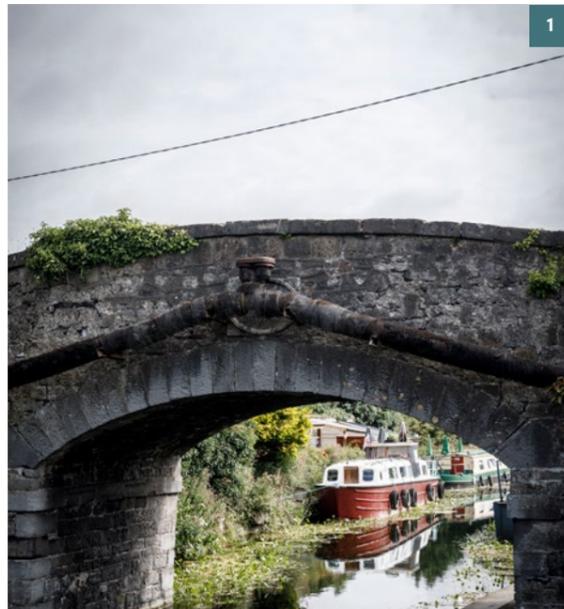
A LOCATION DESIGNED FOR LIFE

From sports clubs and schools to a host of supermarkets and eateries, Glencarrig residents are spoilt for choice

Perfectly positioned close to a wealth of established amenities, Glencarrig offers the best of convenience and community

Families will enjoy proximity to excellent schools, shops, cafés, parks, and leisure facilities, while commuters benefit from easy access to Hazelhatch train station, providing regular connections

It is a setting that allows you to slow down at home while staying connected to everything that matters



- 1. Grand Canal
- 2. River Liffey
- 3. Creed Coffee Roasters
- 4. Castletown
- 5. McEvoy's The Hatch
- 6. The K-Club





AMENITIES

Crèches

- 1 Giraffe Childcare
- 2 Choice Childcare
- 3 Farmlee Childcare
- 4 Kiddies Choice

Primary Schools

- 5 St Brigids Girls National School
- 6 Scoile Mochua
- 7 Scoil Na Mainstreach
- 8 North Kildare Educate Together
- 9 Primrose Hill National School
- 10 St Patricks National School
- 11 St Raphael's School

Secondary Schools

- 12 Salesian College
- 13 Celbridge Community School
- 14 St Wolstan's Community School

Shopping

- 15 St Wolstan's Shopping Centre
- 16 Tesco
- 17 Lidl
- 18 Aldi
- 19 The Orchard Home & Garden Centre

Restaurants & Bars

- 20 Henry Grattan's Bar & Grill
- 21 The Duck
- 22 The Village Inn
- 23 The Abbey Lounge
- 24 Castletown Inn
- 25 Michaelangelo
- 26 Da Mario

Cafés

- 27 Brewhouse Coffee
- 28 Creed Coffee Roasters
- 29 The Courtyard Café

Sports & Leisure

- 30 Castletown House
- 31 MU Barnhall RFC
- 32 Celbridge Athletic Club
- 33 Celbridge GAA Club
- 34 Celbridge Tennis Club
- 35 Celbridge Elm Hall Golf Club
- 36 Celbridge Town AFC
- 37 Salmon Leap Canoe Club

Public Amenity

- 38 Celbridge Library



THE HOMES

Each home within Glencarrig has been designed to enhance everyday living, with bright interiors, generous proportions, and refined finishes throughout



CHOOSE FROM:

3 Bedroom
Mid-Terrace Homes

3 Bedroom
End/ Semi-Detached Homes

4 Bedroom
Semi-Detached Homes



Every home is crafted with modern families in mind — offering flexibility, comfort, and a timeless sense of style

FEATURES INCLUDE:

Elegant open-plan kitchen and dining areas

Spacious living rooms filled with natural light

Luxurious bathrooms and en-suites

Private landscaped gardens

Off-street parking

Contemporary architectural design





SPECIFICATIONS

External Features

- Maintenance-free exteriors
- Tasteful mix of brick and/or render
- PVC fascia, gutters and downpipes
- External back yard water tap
- Side gate entrance to all semi-detached houses
- Designated bin and bike stores for all mid-terrace houses

Gardens

- Seeded gardens
- Back garden hit and miss style timber fencing

Internal Finishes

- Walls and ceilings painted in Dulux Vinyl Matt throughout
- Quality interior joinery to include painted doors and contemporary skirting and architraves finished in a satin white
- Pull down attic ladder to hatch (where applicable)
- Cut out roof trusses to allow for future conversion in the attic

Electrical & Heating

- Generous lighting, power points and switches
- Smoke and heat detectors fitted as standard
- TV connection in living area
- A rated condensing Heat Pump heating system which is thermostatically controlled to maximise your comfort
- Provisions for the installation of an electric car charging point

Kitchen

- Superb modern kitchen with soft close doors
- Minerva kitchen countertops and a separate utility room

Bathroom & Ensuite

- Stylish contemporary bathroom, ensuite and guest WC with elegant sanitaryware
- Beautiful taps, shower heads & bath fittings (where applicable)
- Heated towel rails (where applicable)

Windows & Doors

- uPVC double glazed A rated windows
- Composite front doors with secure locking system

Wardrobes

Flat panel fitted wardrobes in all bedrooms

Energy Efficiency

- All homes are A rated and incorporate sustainable and renewable technology resulting in lower energy costs
- High level of insulation incorporated in floors, walls and roofs
- All houses are constructed to provide a high level of airtightness in order to retain heat

Guarantee

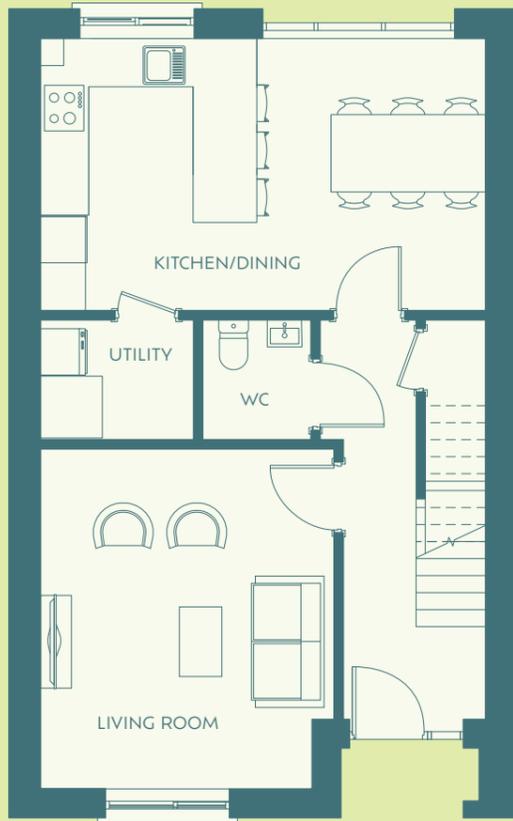
Each Glencarrig home is covered by a 10-year structural guarantee



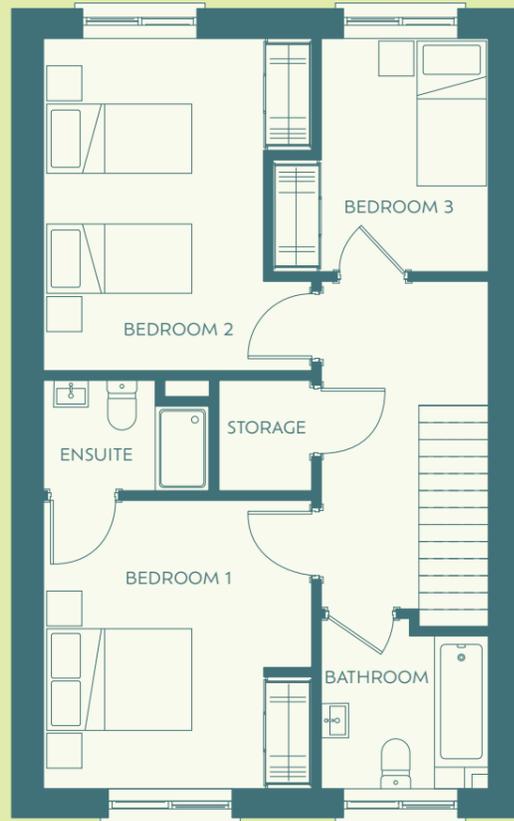


FLOOR PLANS

TYPE H1

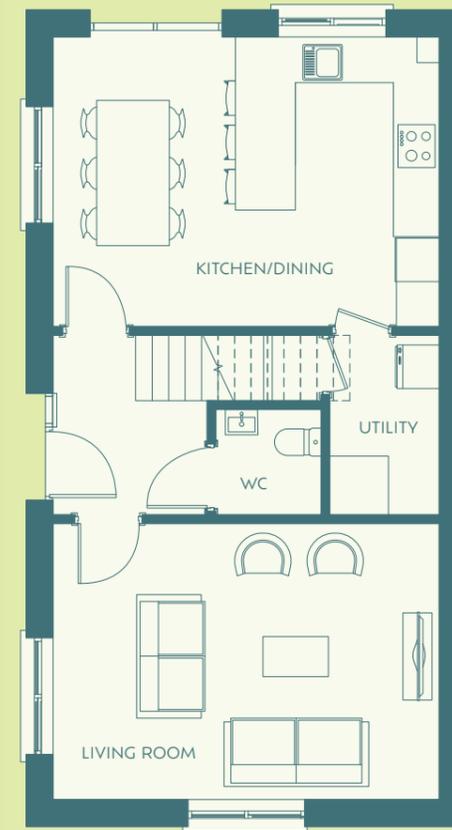


GROUND FLOOR

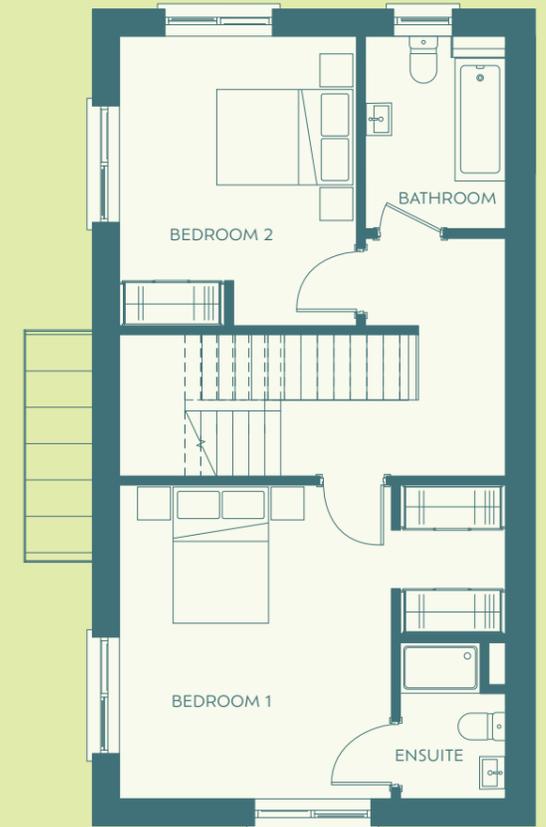


FIRST FLOOR

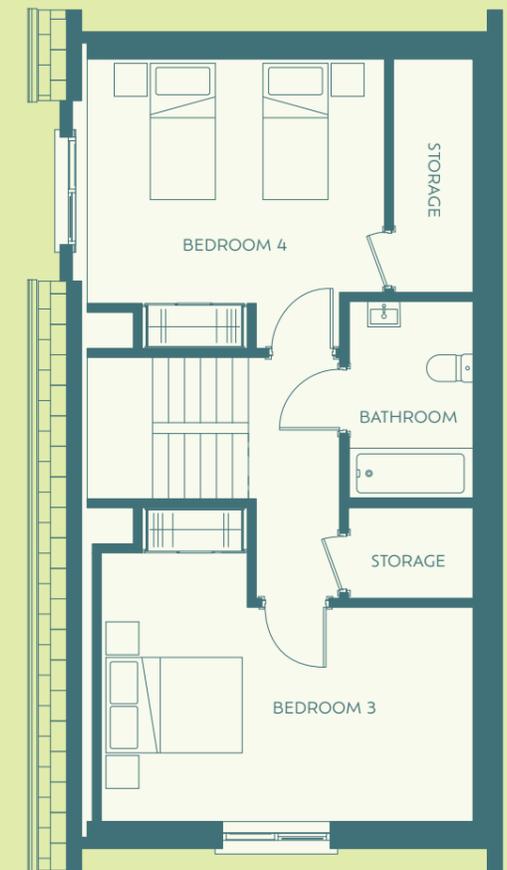
TYPE H2



GROUND FLOOR



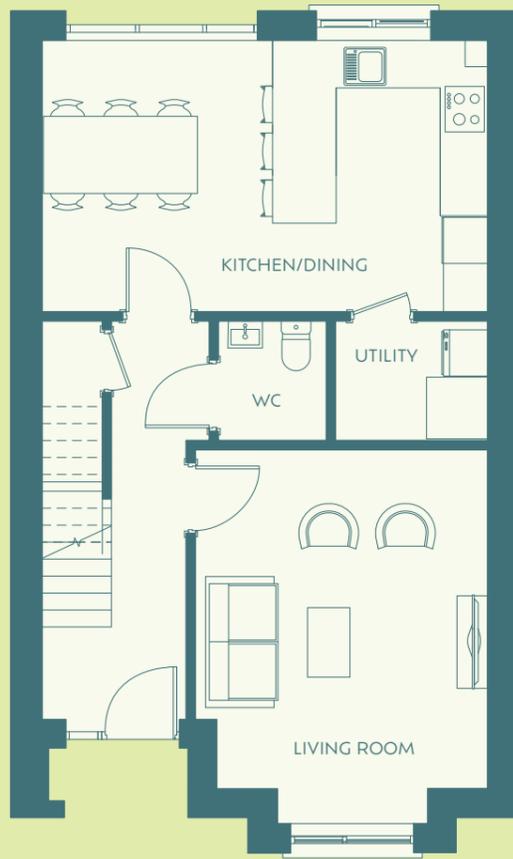
FIRST FLOOR



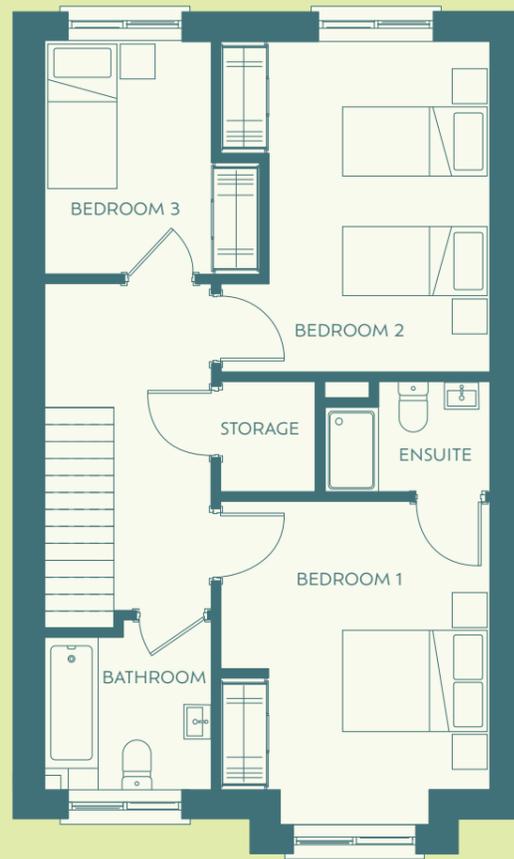
SECOND FLOOR



TYPE H3

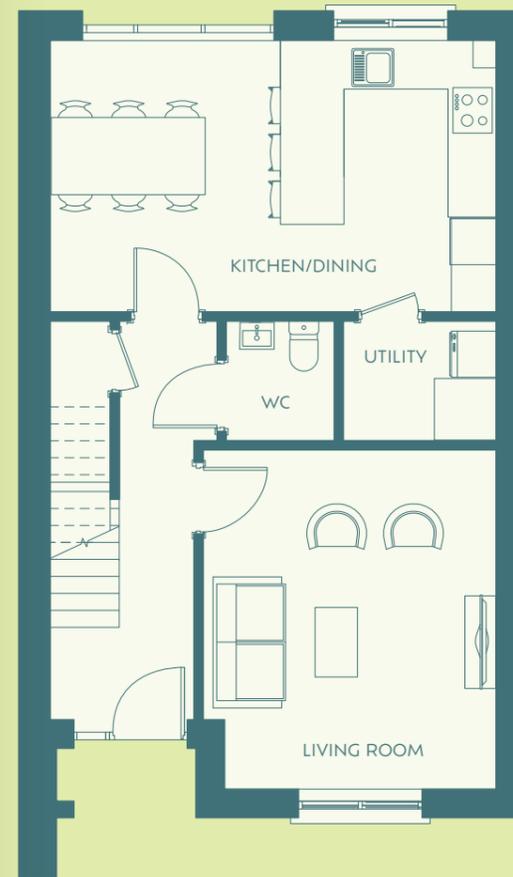


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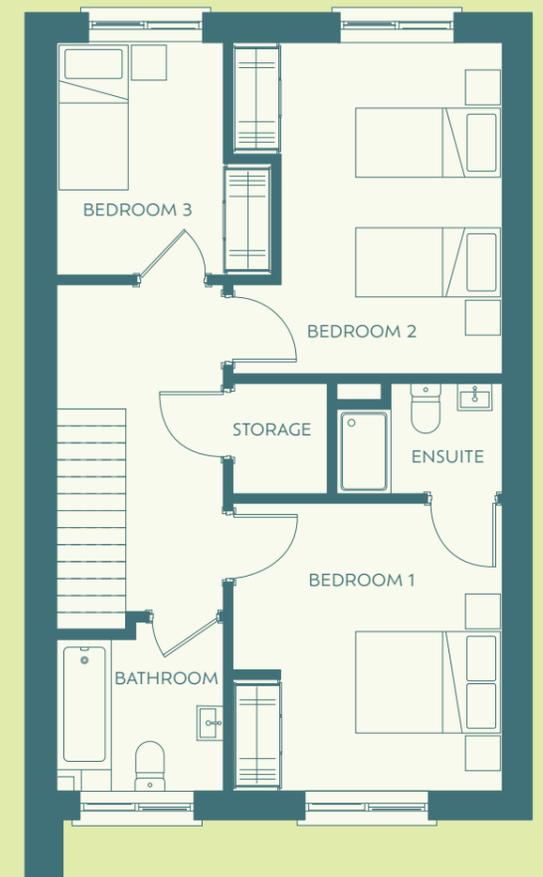


FIRST FLOOR

TYPE H4



GROUND FLOOR



FIRST FLOOR



SITE PLAN

HOUSE TYPES

- TYPE H1**
3 Bedroom Mid-Terrace
Approx. 1,122 sq.ft / 104.2 sq.m
- TYPE H2**
4 Bedroom Semi-Detached
Approx. 1,575 sq.ft / 146.3 sq.m
- TYPE H3**
3 Bedroom End of Terrace / Semi-Detached
Approx. 1,142 sq.ft / 106.1 sq.m
- TYPE H4**
3 Bedroom Semi-Detached
Approx. 1,122 sq.ft / 104.2 sq.m



ALL ENQUIRIES



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glencarrigcelbridge.ie

A DEVELOPMENT BY

