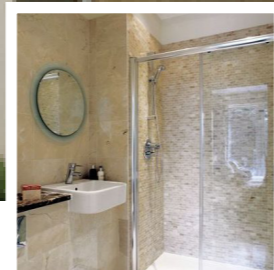
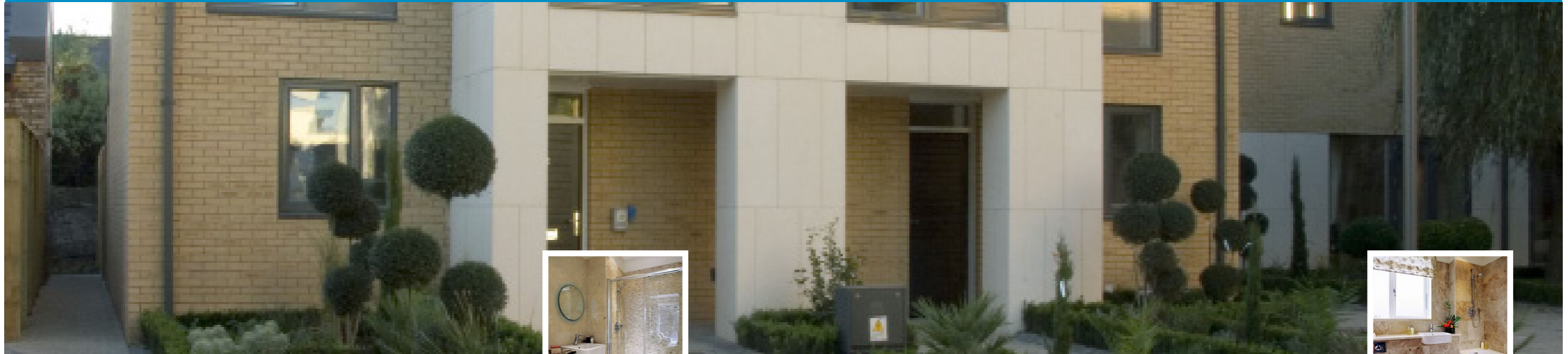




Project Fact Sheet

BLOOMFIELD, DONNYBROOK, DUBLIN 4.





Project Bloomfield Donnybrook, Dublin 4.
Value €30m
Client Jackson Homes Ltd.
Stage Completed

FACTFILE

BLOOMFIELD APARTMENT AND TOWNHOUSE DEVELOPMENT

THIS PRESTIGIOUS DEVELOPMENT INVOLVED THE CONSTRUCTION AND PROJECT MANAGEMENT OF A MULTI-STOREY RESIDENTIAL SCHEME OF 186 NO. UNITS CONSISTING OF 172 NO. APARTMENTS, 14 NO. TOWNHOUSES IN FOUR APARTMENT BLOCKS AND A 186-SPACE CAR PARK, LOCATED ON A FORMER PART OF THE SECLUDED “AVILA” GROUNDS OF THE CARMELITE ORDER IN DONNYBROOK, DUBLIN 4. THE SITE IS CHARACTERISED BY LARGE MATURE TREES, OLD LIMESTONE BOUNDARY WALLS AND THE ORIGINAL RED BRICK CONVENT BUILDING ITSELF.

APARTMENTS: THE FOUR APARTMENT BLOCKS ARE FIVE AND SIX-STOREYS HIGH WITH THE UPPER LEVEL PENTHOUSES SET BACK. THESE BLOCKS ARE ARRANGED AROUND A CENTRAL



COURTYARD ON THREE SIDES, MAXIMISING THE LIVING ROOM ASPECTS TO A GREEN LANDSCAPED GARDEN BELOW. THIS INNER FACE OF THE SCHEME IS PRIMARILY A SERIES OF HORIZONTAL GLASS BANDS, A GLASS SKIN MADE UP OF GLAZED SCREENS AND BALCONY BALUSTRADES, REFLECTING THE EXISTING TREES. THE OUTER FACE, IN CONTRAST, CONSISTS OF MORE SOLID BRICK AND STONE CLAD VOLUMES, PUNCTURED BY A VERTICAL WINDOW OPE, LENDING MORE PRIVACY TO THE SCHEME AND TO THE SURROUNDING NEIGHBOURS.

THE APARTMENT BUILDINGS ARE CONSTRUCTED OF IN-SITU CONCRETE WALLS, COLUMNS, BALCONIES, STAIR AND LIFT CORES, PRE-CAST CONCRETE FLOORS AND A STEEL FRAMED PENTHOUSE STRUCTURE. THE COURTYARD WINDOWS ARE 2.4M PANELS WITH COMPOSITE POWDER COATED ALUMINIUM-TIMBER FRAMES COMBINED WITH FLAT ALUMINIUM PANELS. THE BALCONIES ARE TIMBER DECKED WITH GLAZED BALUSTRADES, SUB-DIVIDED BY CONCRETE FIN WALLS OR OBSCURED GLAZED PANELS.

PARKING: 186 NO. CAR SPACES IN A BASEMENT CAR PARK ARE ACCESSED FROM BLOCK B. THE BASEMENT EXTENDS ACROSS THE SITE TO PROVIDE DIRECT LIFT ACCESS TO ALL APARTMENTS. THERE IS SECURE PARKING PROVIDED FOR 200 NO. BICYCLES AT BASEMENT LEVEL AS WELL AS A BICYCLE SHELTER AT GROUND LEVEL.

ABM WERE AWARDED THE BANK OF IRELAND OPUS ARCHITECTURE & CONSTRUCTION AWARD IN THE HIGHLY-COMMENDED CATEGORY FOR THE BLOOMFIELD PROJECT.



BLOOMFIELD, DONNYBROOK, DUBLIN 4.



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