

Case Study

Swiftbanks Mill Road, Saggart, Co.Dublin

Client/Developer: Tuath Housing

Contractor: Cairn Homes

Architect: BBA Architecture/ Meitheal Architects

Sector: Residential

Region: Leinster

Year of Completion: 2026

The Swiftbanks development in Saggart, Co. Dublin represents a modern approach to residential construction, combining energy efficiency, high-quality materials, and contemporary design. Kilsaran was selected to provide a complete and coordinated solution across the façade, internal preparation, structural masonry, and external hard landscaping works. The project required a clean, modern architectural finish that would remain visually striking over time, which was achieved through the use of our KPRO, Concrete, and Paving products.

Kilsaran's KPRO Façade team supplied systems tailored to the specific construction methods used across the development. The KEWI External Wall Insulation System was installed on the apartment buildings, which were constructed using a concrete frame with SFS infill, providing a durable and thermally efficient façade solution. On the low-density housing units, KPRO Façade UNO – Ultra White was applied directly to blockwork, delivering a high-quality rendered finish while supporting the project's performance and aesthetic requirements. The combination of these façade solutions helped deliver a consistent architectural finish across the development while meeting the differing technical requirements of both apartment and housing construction. Inside the development, KPRO Floor LevelEase 225 was used extensively to create precise, level substrates across all flooring zones, allowing for quick installation of final finishes and contributing to a smooth, uninterrupted construction schedule.

Kilsaran Concrete Blocks also played an important role in the development, providing a durable and dependable structural solution across the scheme. To support the construction of both the blockwork and brickwork elements throughout the development, Kilsaran M4 Masonry Mortar was batched on site and used extensively during construction. The mortar provided consistent quality, workability, and strength, helping to ensure efficient installation and high standards of workmanship while contributing to the overall structural integrity of the buildings.

Externally, the landscaping design focused on combining durability, practicality, and aesthetic consistency. ClimaPave Lismore was chosen for all car parking spaces, offering permeability to support sustainable drainage while delivering a modern, textured appearance. Complementing this, Newgrange Flag in Oyster was installed throughout courtyards and communal open spaces, providing an elegant contrast to the ultra-white façades and enhancing the development's overall visual appeal. To meet accessibility requirements, Tactile Buff Paving was installed at key crossing points and entrances, providing strong colour contrast to support safe navigation for visually impaired users while ensuring compliance with accessibility standards.

Together, these Kilsaran products delivered a cohesive, high-performance finish throughout the project, enhancing durability, functionality, and aesthetics while helping to create a standout residential development in Saggart, Co. Dublin.



Kilsaran

PRODUCTS

KPRO:

- KEWI - Kilsaran External Wall Insulation
- UNO - Ultra White
- LevelEase 225
- GP Render
- KPRO Masonry Mortar

Paving:

- Climapave Lismore - Slate 3 size mix
- Newgrange Flag - Oyster 600x400x40mm
- Tactile Paving - Buff 400x400x50mm
- Tara Kerb - Silver Granite 915x125x250mm

Concrete Products & Aggregates:

- Concrete Blocks

