The Property Shop - Dunboyne
1 Main Street
Dunboyne
Co. Meath
t: (01) 825 5222
email: info@propertyshop.ie

Apartment 72, The Way, Dunboyne Castle, Dunboyne

Starting Bid: €199,950.00

For sale by The Property Shop - Dunboyne via the iamsold Bidding Platform

Please note this property will be offered by online auction (unless sold prior). For auction date and time please visit iamsold.ie. Vendors may decide to accept pre-auction bids so please register your interest with us to avoid disappointment.

We are delighted to present this excellent one bedroom apartment to the market. Number 72 is ideally located on the top floor of a small block of apartments overlooking landscaped communal gardens. Dunboyne Village is only a short stroll offering an array of amenities including shops, sports clubs and restaurants. The area is served by both Dublin Bus and Irish Rail services with the M3/M50 road network easily accessible. The apartment is in excellent condition with the bright and spacious accommodation measuring approximately 55 m2 / 592 Sq. Ft. comprising entrance hall, open plan kitchen/living/dining, double bedroom and bathroom. Viewing is advised with further details through our Dunboyne office on 01 825 5222.

FEATURES:

- Top floor apartment

- Short stroll of Dunboyne Village

- Excellent condition throughout

- Management Fee approx. 1,700 per year

- Electric Storage Heaters

- Communal Parking

ACCOMMODATION DETAILS:

ENTRANCE HALL Enter through hardwood door to hallway with carpet flooring, hot press and additional storage press.

LIVING / DINING AREA - 5.21m (17'1") x 3.78m (12'5") Bright and spacious with feature fireplace with electric inset, TV point, carpet flooring. Dining area with access to private balcony.

KITCHEN - 2.62m (8'7") x 2.23m (7'4") Fitted with a range of eye and low level units, with tiled flooring and tiled splashback, electric hob and oven and plumbed for a washing machine and dishwasher.

BEDROOM - 3.39m (11'1") x 3.18m (10'5") Double bedroom with carpet flooring and built-in wardrobes.

BATHROOM - 2.23m (7'4") x 1.75m (5'9") Bathroom with tiled flooring, wc, whb with splashback and bath with shower overhead.

BALCONY South west facing private balcony overlooking landscaped communal gardens.

To view or make a bid contact The Property Shop or iamsold, www.iamsold.ie

Auctioneer's Comments

This property is offered for sale by unconditional auction. The successful bidder is required to pay a 10% deposit and contracts are signed immediately on acceptance of a bid. Please note this property is subject to an undisclosed reserve price. Terms and conditions apply to this sale.

Disclaimer

These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements or representation of fact, but must satisfy themselves by inspection, measurement or otherwise as to their accuracy. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property. Properties may be sold via online auction or public auction and bids made prior to public auction may be accepted by the vendors. iamsold and our partner auctioneer will share relevant personal information and transactional updates with each other so that we can effectively market and sell

properties including the arrangement of viewings and follow up.