

Youngs Estate Agents
Elmwood House
35 Ranelagh
Ranelagh
Dublin
t: 01 4975581
email: info@youngs.ie

46 Brabazon Hall, Cork Street, Dublin 8

Starting Bid: €360,000.00



For sale by Youngs Estate Agents 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](https://www.iamsold.ie). Vendors may decide to accept pre-auction bids so please register your interest with us to avoid disappointment.

46 Brabazon Hall is a second floor two bedroom apartment with a designated parking spot and a large balcony with city views.

Superbly positioned on Cork St in Dublin 8, Brabazon Hall is a quality city centre location with every conceivable amenity at hand. Public transport, shops, restaurants, schools, a modern gym and pubs are all within easy walking distance.

46 is a bright and well presented apartment which extends to approx. 721 sq.ft / 67 sq.m. It boasts two double bedrooms (main ensuite) and an extra large sittingroom with L-shaped balcony offering both an easterly and southerly aspect ensuring excellent natural light throughout.

Accommodation comprises generous entrance hallway with oodles of storage, a generous main bathroom, two double bedrooms, one ensuite and a large open plan

sittingroom/kitchen. The kitchen itself is fully fitted and the apartment presents in excellent decorative order throughout.

Features

Two bedroom apartment

Main bed ensuite

Designated parking

Well presented throughout

Large L-shaped balcony

2nd floor

Lift access

Electric heating

67 sq.m / 721 sq.ft approx.

Communal roof garden

Management fees €2434 p.a approx.

BER C1 / BER No. 118167022

Floor Area 67.73 (m2)

TO VIEW OR MAKE A BID Contact Youngs Estate Agents or [iamsold](http://iamsold.ie), 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

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