

**PROPERTY
PARTNERS**

**de Courcy
O'Dwyer**

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307 Mount Kennett,
Dock Road,
Limerick.

On the instructions of the receiver Mr. Michael McAteer we bring this well presented two bedroom apartment to the market place.

The subject property is located in Limerick City Centre in an established residential location and opposite the River Shannon.

The subject property comprises of a third floor well laid out apartment to include kitchen/dining room/living room, two bedrooms, seperate shower room and WC.

Price

Region €40,000

Barrack House, O'Connell Avenue, Limerick.

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Accommodation	Size	Description
Hallway	2.8 m x 2.5 m 9'2" x 8'2"	
Living Room/Dining Room/Kitchen	7.7 m x 3.0 m 25'3" X 9'8"	Fully fitted kitchen with ample array of eye & floor level units. Electric oven. Four plate hob. Extractor fan. Single drainer stainless steel sink unit with mixer tap & tiled splashback area. Living room with views of the River Shannon.
Bedroom 1	4.3 m x 2.1 m 14'1" X 6'9"	
Bedroom 2	4.45 m x 2.8 m 14'6" x 9'2"	
WC	1.75 m x 1.2 m 5'7" x 3'9"	WC. Wash hand basin. Tiled floor. Part tiled walls.
Shower Room	2.35 m x 1.55 m	Shower cubicle with Triton T90si electric shower. WC Wash hand basin. Tiled floor. Part tiled walls.

Special Features

- * c.652 Sq. Ft. (c.61 Sq. M.)
- * 3rd floor apartment
- * Views of River Shannon from living room & two bedrooms
- * Two double bedrooms
- * Management company - Aviary Estates
- * 2013 Service Charge €916



Viewing strictly by appointment

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