



CHARTERED SURVEYORS
AUCTIONEERS
VALUERS
ESTATE AGENTS

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A very well maintained 850 sq.ft, 2 bedroomed apartment for sale in a much sought after gated complex. Conveniently located along the no 6 Bus Route on the South Douglas Road and within walking distance of Cork City Centre, it is an ideal purchase as a home or an investment property. The property benefits from a west facing balcony.

16, Kingsbridge, South Douglas Road, Cork

Advised Market Value (AMV) €225,000

For Sale
by Private Treaty





Entrance Hall

Kitchen/Dining/Living Area: 32.54m²

Shaker Style wall & floor units, plumbed for dishwasher and washer dryer. Tiled splash back, wooden floor, double French doors leading to rear balcony. West facing rear balcony.

Bathroom 5 m²

Tiled floor with WC, wash hand basin and bath

Bedroom 1 20.46 m²

Fitted carpet and curtains, built in wardrobes

En-suite:

Shower unit WC and wash hand basin.

Bedroom 2 15.22 m²

Fitted carpet, curtains. Built in wardrobes.

Hot-press: shelved—dual immersion heater

Heating - Gas Central Heating.

Features:

- Designed Car space.
- Gated Community.
- Lift to all floors.
- Extremely centrally located.
- Management Fees: €1,476



BER Details:

BER: B3

BER No: 101804623

Energy Performance Indicator: 145.95 kWh/m²/yr

INSPECTION STRICTLY ON APPLICATION TO THE AUCTIONEERS

CASEY & KINGSTON, AUCTIONEERS, 43 GRAND PARADE, CORK

CONDITIONS TO BE NOTED

1. These particulars do not constitute an offer or contract or any part thereof and none of the statements contained in the particulars as to the property is to be relied on as a statement or representation of fact.
2. The vendor does not make or give, nor is Casey & Kingston or its staff authorised to make or give any representation or warranty in respect of this property.
3. All descriptions, dimensions, references to condition and other details are given in good faith are believed correct but any intending purchaser should not rely on them as statements or representations of fact but must satisfy himself/herself otherwise as to the correctness of each of them.
4. In the event of any inconsistency between these particulars and the contract of sale, the latter shall prevail