

**PROPERTY
PARTNERS**

**de Courcy
O'Dwyer**

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110 Richmond Court,
Mount Kennett,
Dock Road, Limerick.

On the instructions of the receiver Mr. Michael McAteer we bring this well presented one 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 second floor well laid out apartment to include kitchen/dining room/living room, one double bedroom and shower room.

Price

Region €30,000

Barrack House, O'Connell Avenue, Limerick.
Tel 061 410410 Email decourcyodwyer@propertypartners.ie

Accommodation

Accommodation	Size	Description
Hallway	5.4 m x 1.2 m 17'7" x 3'9"	Storage press. Hotpress with dual immersion.
Kitchen/Dining Room/ Living Room	5.8 m x 3.5 m 19' x 11'5"	Fitted kitchen with array of eye & floor level units. 4 cutlery drawers. Single drainer stainless steel sink unit with mixer tap. Electric oven. Four plate hob. Extractor fan. Living room with balcony over offering panoramic views of the River Shannon.
Shower Room	1.65 m x 2.0 m 5'4" x 6'6"	Fully tiled shower cubicle. Wash hand basin. Fully tiled walls and floor. Extractor fan.
Bedroom 1	4.5 m x 3 m 14'8" x 9'8"	

Special Features

- * 2nd floor
- * Electric heating
- * One large bedroom
- * Panoramic views of River Shannon
- * BER: D1

- * Purchaser will become a member of the management company
- * Service charge to include sinking fund
- * Management Company - Aviary Estates
- * Service Charge for 2013: €1131 (this may change year to year)



Viewing strictly by appointment

PRSA Licence 002371

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