

FOR SALE

BY PRIVATE TREATY

41 Eaton Green
Rathcoole
Co. Dublin
D24 TXW2



Two Bedroom Apartment
c.113.8.sq.m /1,125.sq.ft

BER TBC

Price: €235,000

raycooke.ie

DESCRIPTION

RAY COOKE AUCTIONEERS are delighted to present this magnificent PENTHOUSE two bedroom apartment to the market positioned on the TOP FLOOR within the exclusive Eaton development. This superb development is ideally located in the heart of Rathcoole Village and every conceivable local amenity can be found within walking distance including shops, restaurants, An Potion Still, schools, Rathcoole Park and Avoca, the location is truly next to none. Also within a couple of minutes' drive you will find The Red Cow Luas Stop and the M50 motorway.

Bright and spacious living accommodation of c.1225sq. ft comprises an entrance hallway, LARGE lounge, dining room/kitchen, two double bedrooms, en-suite, main family bathroom and two balcony's. No. 41 comes to the market in stunning condition throughout and ready to walk into. It benefits from gas fired central heating system, double glazed windows throughout and designated parking. Interest is sure to be seen from both 1st time buyers & investors. Early viewing is highly advised. Call Ray Cooke Auctioneers for further information or to arrange viewing!!

FEATURES

- LOCATION LOCATION LOCATION
- Management fee TBC
- TOP floor
- Two LARGE double bedrooms
- Gas fired central heating
- Double glazed windows
- Communal area
- Gated development
- Close to M50/N7
- Located in the heart of Rathcoole Village
- Every conceivable amenity on your doorstep
- Viewing highly advised!



ACCOMMODATION

LOUNGE

Large bright lounge with timber flooring, feature gas fireplace, double doors to kitchen and access to balcony.

KITCHEN

Fully fitted kitchen with eye and floor level units, dining area, tiled flooring and splashback.

BEDROOM 1

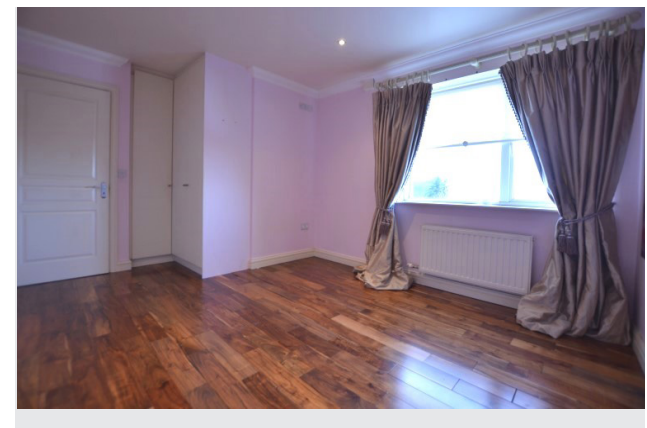
Double bedroom with built in wardrobes, timber flooring, access to ensuite and balcony.

BEDROOM 2

Double bedroom with timber flooring and built in wardrobes.

BATHROOM

Fully tiled bathroom with w.c, whb and bath, fully tiled.





VIEWING

Viewings are strictly by appointment only. We are available for viewings during the day, in the evenings and also at the weekend so we are always available at a time to suit you.

NEGOTIATOR

Conor Clarke and he can be contacted on **01 9089300 or 086 8371963**

Alternatively you can send an email to **Conor@raycooke.ie** and we will contact you.



MORTGAGES

- Pre-approved Mortgage
- Expert Mortgage Advice
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For further information or advice, please call:
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