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For Sale by Private Treaty



29 Aikenhead Terrace, Stella Gardens, Ringsend, Dublin 4

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For Sale by Private Treaty

29Aikenhead Terrace, Stella Gardens, Ringsend, Dublin 4

Description

Allen & Jacobs is delighted to bring this wonderful two bedroom red brick townhouse to the market. Overlooking a large open green and measuring approximately 56 sq/m, the property has been recently refurbished and offers a very high standard of accommodation while still offering incredible potential to extend with a large (11 m.) rear garden. The bright and spacious accommodation briefly comprises entrance hall, living room/dining room, kitchen, bathroom and two double bedrooms. There is also pedestrian access to Philomena Terrace from the rear garden making any future renovations much easier.

Location

Location really couldn't be better with a host of amenities within walking distance including trendy Grand Canal Square, Ringsend Village and Sandymount Village with its selection of boutique bars, restaurants and shops. The Aviva Stadium adds to the vibrancy of the location. The IFSC, O2, Grand Canal Dart station, East link toll bridge, Ballsbridge and City centre are also just minutes away. Finally the wonderful amenity of Ringsend Park with its excellent facilities is a stone's throw away.

- Special Features**
- Convenient and popular location
 - Overlooking a large open green
 - Excellent condition
 - Potential to extend
 - Mainly double glazed windows
 - Excellent public transport including bus and DART
 - Within walking distance of city centre

Floor Area
Approximately 56 sq/m

Negotiator
Andrew Allen MIPAV MMCEPI

Viewing
Strictly By Prior Appointment
Only With Sole Agents Allen & Jacobs
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Notes:



- Accommodation**
- Entrance Hall: 1.3m x 1.08m:
- Living Room/Dining Room: 5.71m x 3.9m:
- Kitchen: 3.05m x 1.95m:
- Bathroom: 2.33m x 1.95m:
- Bedroom 1: 3.86m x 2.72m:
- Bedroom 2: 3.14m x 2.88m:

Outside

Good sized rear garden (c. 11m) offering excellent potential to extend subject to planning permission.



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