

FOR SALE

BY PRIVATE TREATY

Apartment 13
Parkview Drive
Finglas
Dublin 11
D11CF34



One Bedroom Apartment
c. 45.06sq.m / 485sq.ft



Price: €165,000

PSR Licence Number 002307

raycooke.ie

DESCRIPTION

RAY COOKE AUCTIONEERS are proud to present this fantastic own door, one-bedroom apartment to the Dublin 11 property market with a host of services and amenities are all within arm's reach.

Conveniently located close to Finglas Village, Glasnevin and Charlestown Shopping Centre, this apartment has a wide array of shops, bars & restaurants. The Botanical Gardens, IKEA and DCU are close by, to mention just a few local amenities. There are excellent road networks including the M50 & N2 motorways and to bring you in & around Dublin City, the 140 and 40A bus stops are merely around the corner. The 17A to Blanchardstown is also nearby.

Internal accommodation of c.485 sq.ft comprises entrance hallway, open plan living room/kitchen with access to a large private balcony, Utility closet, Double bedroom with built in wardrobes and a bathroom with bath and shower. No 13 is coming to the market in good condition throughout and benefits a private balcony off the living room, built in wardrobes and a designated parking space.

No 13 will appeal to first time buyers and investors - Call Ray Cooke Auctioneers for further information or to arrange viewing!

FEATURES

c. 485 sq.ft

BER D1

Management fees € 826 per annum

Designated parking space

Own door apartment

Utility closet

Built in wardrobes

Private Balcony

Double glazed windows throughout

Excellent transport routes on doorstep

Close to Finglas Village, Charlestown & Glasnevin

Within easy reach of M50 & N2 motorways

Only 10 minutes' drive to the Dublin Airport

Bus routes and local shops on your doorstep

Ideal for first time buyers or clients trading up



ACCOMMODATION



HALLWAY

10'2" x 1'0" (3.1m x 1m)

Carpet to floor with access to the living room, kitchen and bedroom.

LIVING ROOM / KITCHEN

Living Room - 14'8" x 11'8" (4.5m x 3.6m)

Carpet to floor with electric heating, TV point and access to balcony.

Kitchen - 8'2" x 7'2" (2.5m x 2.2m)

Tiled flooring with floor and eye level units and access to HP/Utility.



HP/UTILITY ROOM

HP/Utility - 8'8" x 3'2" (2.7m x 1.0m)

Tiled flooring with washing machine and water tank.

BEDROOM 1

11'1" x 9'8" (3.4m x 3.0m)

Double bedroom carpet tot floor with built in wardrobes.

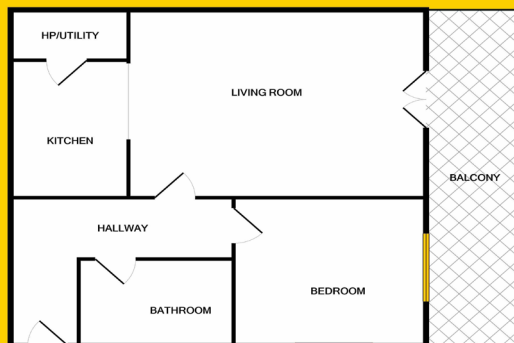


BATHROOM

5'9" x 7'5" (1.8m x 2.3m)

Tiled flooring with WC, WHB and bath.





Our floor plans are provided for the sole purpose of giving you an idea as to the interior layout. Dimensions have been rounded off and estimated where appropriate to provide clarity and save space. Made with Metropex 5/2021

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

John Sullivan and he can be contacted on

01 699 5050 or 086 0469458

Alternatively you can send an email to

john.sullivan@raycooke.ie and we will contact you.



MORTGAGES

- Pre-approved Mortgage
- Expert Mortgage Advice
- Cheapest Interest Rates
- Choice of Lenders



For further information or advice, please call:
01 40 30 720

Ray Cooke Financial Services Ltd is regulated by The Central Bank of Ireland.

CLONDALKIN

(Head Office)
3 Main Street,
Clondalkin, Dublin 22

T +353 (0)1 40 30 720
E clondalkin@raycooke.ie

RATHCOOLE

Unit 10 Rathcoole Shopping Centre,
Rathcoole, Co Dublin

T +353 (0)1 90 89 300
E rathcoole@raycooke.ie

TALLAGHT

6 Village Green,
Tallaght,
Dublin 24

T +353 (0)1 45 99 288
E tallaght@raycooke.ie

TERENURE

98 Terenure Road North,
Terenure,
Dublin 6W

T +353 (0)1 68 75 800
E terenure@raycooke.ie

FINGLAS

Unit FM10,
Finglas Village Centre,
Finglas, Dublin 11

T +353 (0)1 54 11 455
E finglas@raycooke.ie

GLASNEVIN

169 Mobhi Road
Glasnevin
Dublin 9

T +353 (0)1 699 5050
E glasnevin@raycooke.ie



RESIDENTIAL & COMMERCIAL PROPERTY ADVICE

Sales • Lettings • Valuation • Rent Reviews • Property Management • Mortgage Advice

raycooke.ie

These particulars are for guidance only and do not form part of any contract. While every care has been taken in their preparation we do not hold ourselves responsible for any inaccuracies. They are issued on the understanding that all negotiations will be conducted through this firm. © Ray Cooke 2021.