

FOR SALE BY ONLINE AUCTION

Thursday 18th July 2024 at 12 Noon

‘Bethesda’, The Bushels,
Cornmarket, Wexford

Reserve €495,000

D521



To make an offer at the Online Auction – any interested party must register in advance to bid. Please log onto kehoeproperty.com and click the OFFER button within the listing of ‘Bethesda’, The Bushels, Cornmarket, Wexford

- ❖ Exceptional opportunity to acquire this stunning home.
- ❖ Ideally located in the vibrant heart of Wexford Town
- ❖ Three private balconies with breathtaking sea views.
- ❖ c. 122 sq. m. - high-end finishes and contemporary design.
- ❖ Secure parking, elevator, and complete convenience
- ❖ To arrange a suitable viewing time, contact the sole selling agents, Kehoe & Assoc. on 053 9144393 (d284)



**Kehoe
& ASSOC.**



‘Bethesda’, The Bushels, Cornmarket, Wexford

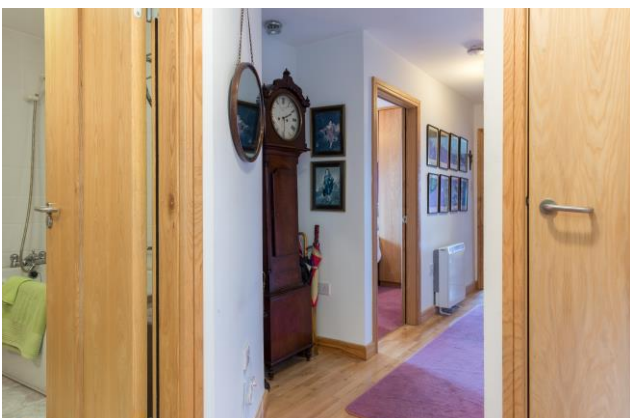
Description: Kehoe & Assoc. is delighted to present "Bethesda," an extraordinary penthouse apartment situated in the heart of Wexford Town Centre. This luxurious property offers a unique blend of elegance, comfort, and privacy, making it a truly one-off opportunity for discerning buyers.

Spanning c. 122 square metres, Bethesda boasts breathtaking sea views from almost every angle and features three private balconies, providing secluded outdoor spaces for relaxation and entertaining. The apartment is designed with meticulous attention to detail, ensuring a high standard of living while maintaining the utmost privacy.

In addition to its stunning interiors, Bethesda offers secure parking, a highly sought-after amenity in the bustling town centre. Despite its central location, the penthouse is a private retreat, ensuring peace and tranquility amidst the vibrant surroundings of Wexford's shops, restaurants, and cultural attractions.

Don't miss your chance to own this unparalleled property. For more information or to arrange a viewing, please contact us at Sales@keheoproperty.com or 053 91 44393

To access video please search Youtube:
https://www.youtube.com/watch?v=Jw_kJgYtuf8





ACCOMMODATION

Entrance Hallway	1.75m x 1.50m	Timber floor.
Bathroom	2.16m x 2.07m	Fully tiled, bath with pump shower, w.c. and w.h.b.
Understairs	1.87m x 0.74m	
Storeroom		
Hallway	4.62m x 2.00m	Timber floor and stairs to first floor
Bedroom 1	3.73m x 2.90m	Carpet floor, built-in storage units, ensuite, dressing room and walk in wardrobe. With harbour views
Walk-in Wardrobe	2.25m x 1.00m	Carpet floor.
Dressing Room	3.45m x 3.01m	Carpet floor. Harbour views
Ensuite	2.16m x 1.36m (Average)	Tiled floor, w.c., w.h.b., shower stall with pump shower and tiled surround.
Kitchen	4.00m x 3.43m	Tiled floor, floor and eye level units, electric oven & hob, stainless steel sink, breakfast bar and door to balcony area with harbour views
Living Area / Dining Room	8.18m x 3.70m + 3.22m x 2.67m	Timber floor, dual aspect windows, vaulted ceiling, harbour views and double doors to balcony area.





First floor

Landing	2.50m x 0.98m
Bedroom	4.88m x 3.74m
Ensuite	2.73m x 1.58m

Door to communal balcony area. Hotpress Carpet floor, skylight, harbours view and ensuite.
Tiled floor, w.c., w.h.b., shower stall with pump shower and tiled surround.

Total Floor Area: c. 122 sq. m/ 1,313 sq. ft





Outside

- Private parking space
- Town centre location
- Ultimate convenience
- Elevator access

Features

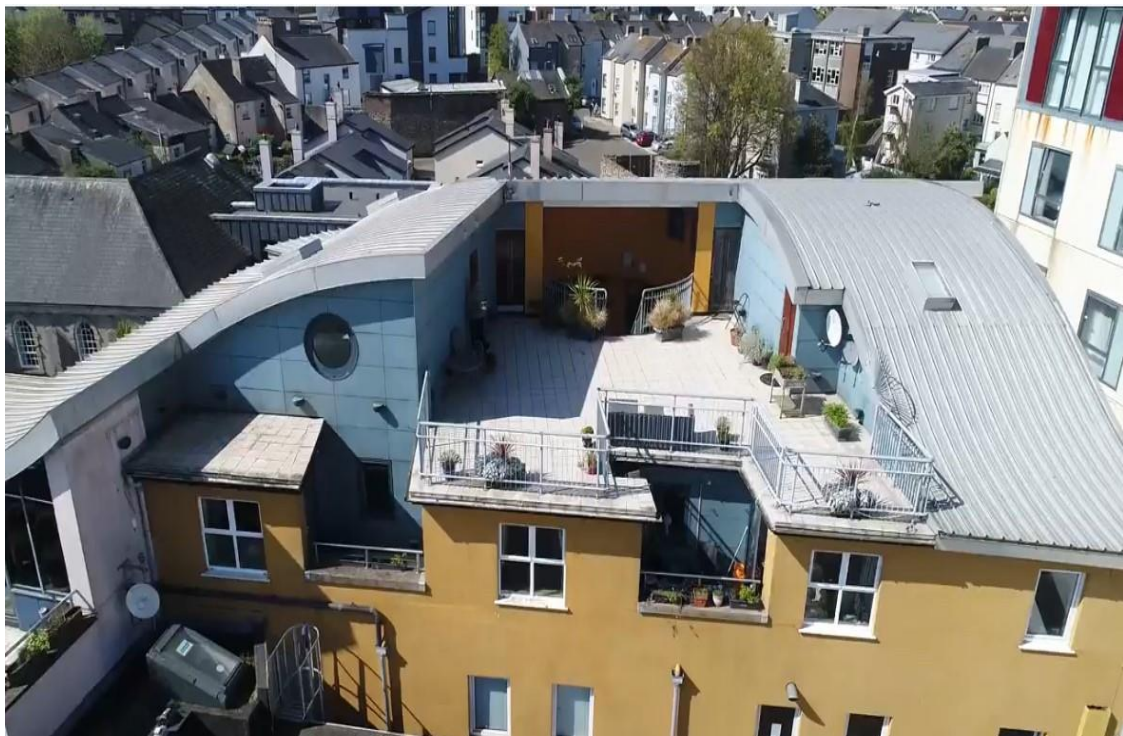
- Private balconies
- Breathtaking sea views
- Excellent condition
- Complete privacy.

Services

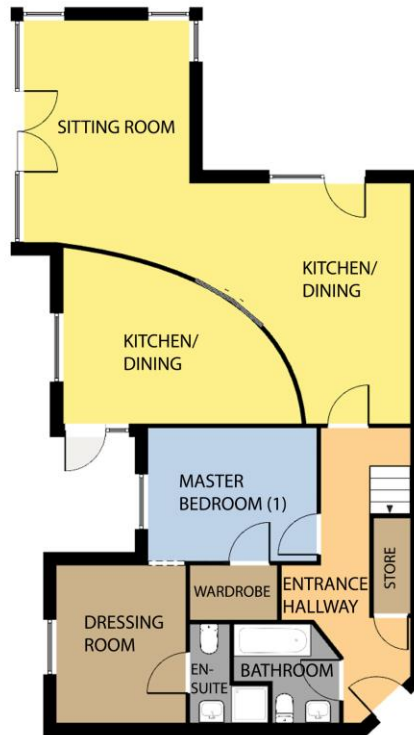
- All mains services
- Electric central heating
- Broadband
- Annual management fee c. €1,600

VIEWING: Viewing is strictly by prior appointment and to arrange a suitable viewing time contact the sole selling agents, Kehoe & Assoc. at 053 9144393.

LEGAL: Catherine O'Connor, O'Connor Mullen Solicitors, Glenna Terrace, Spawell Road, Wexford.



GROUND FLOOR



Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission, or misstatement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and applications shown here have not been tested and no guarantee as to their operability or efficiency can be given.

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Building Energy Rating (BER): D1 BER No.: 117309021
Energy Performance Indicator: 256.5 kWh/m²/yr

VIEWING:

Strictly by prior appointment with the sole selling agents.

Sales Agent

COLUM MURPHY

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These particulars are issued for guidance purposes only and do not form part of any contract and are issued on the understanding that all negotiations regarding this property will be conducted through this firm. PRA No. 002141