

# For Sale

Asking Price: €875,000

Sherry  
FitzGerald



40 Rose Park, Kill Avenue, Dun Laoghaire,  
Co. Dublin. A96Y0A3

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BER C1



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#### SPECIAL FEATURES

- 3 bedroom 184sqm
- GFCH
- Own entrance studio apartment/office
- Shromera fully insulated, two offices and WC
- Built circa 1960

#### BER

BER C1, BER No. 117664524

Energy Performance Indicator: 173.13



#### NEGOTIATOR

Pippy Proger  
Sherry FitzGerald  
35 George's Street Upper  
Dun Laoghaire Co. Dublin  
A96 NW94  
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#### MORTGAGE ADVICE

For mortgage advice talk to  
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CONDITIONS TO BE NOTED: A full copy of our general brochure conditions can be viewed on our website at <http://www.sherryfitz.ie/terms>, or can be requested from your local Sherry FitzGerald office. We strongly recommend that you familiarise yourself with these general conditions. PSRA Registration No. 002183.