

GRIMES



1 BEDROOM GROUND FLOOR APARTMENT
c. 49m² (c. 527ft²)
ASKING PRICE €155,000

BER C3

FOR SALE BY PRIVATE TREATY

**11 THE GALLOPS
SWORDS
CO DUBLIN
K67 VW22**

DESCRIPTION

ATTENTION ALL BUYERS!! Apartment 11 The Gallops is a one bedroom ground floor apartment of c. 49 m² (c.527 sq ft) located in a quiet & exclusive development off Rathbeale Road.

11 The Gallops is an ideal property whether you are a First Time Buyer, downsizing or an investor. Local amenities include shops and schools and the property is within a 10 minute walk to Swords Main Street. Accommodation briefly comprises: open plan kitchen/ living & dining area and access to a balcony, one large double bedroom with built in wardrobes, spacious bathroom and excellent storage.

Viewing comes highly recommended with REA Grimes. For more information or to organize a viewing, please contact Rachel Callaghan at REA Grimes on 01 835 0392

ACCOMMODATION

Living/Dining Area: 7.00m x 3.63m

Generous open plan living space with ample natural light complete with laminate wood flooring and feature French door to balcony area.

Kitchen: 2.44 x 1.20m

Fitted kitchen providing ample storage space with integrated extractor fan and space for an oven/ hob, fridge freezer and plumbed for a washing machine.

Main Bathroom: 2.43m x 1.68 m

W.C., w.h.b. and bath with shower. The bathroom comes complete with tiling to the floor and partially tiled walls. A window provides natural ventilation. With tiled floor and partly tiled walls wc, whb and bath.

Bedroom: 3.62 x 3.37 m

Double bedroom with fitted wardrobes providing superb storage and laminate wood flooring.



FEATURES

- Presented in reasonable condition throughout
- Within walking distance of all local amenities and public transport
- Natural gas central heating
- Constructed in 2003
- Ample communal car parking
- Management Fees approx. €1,015 per annum
- Viewing strongly advised with REA Grimes

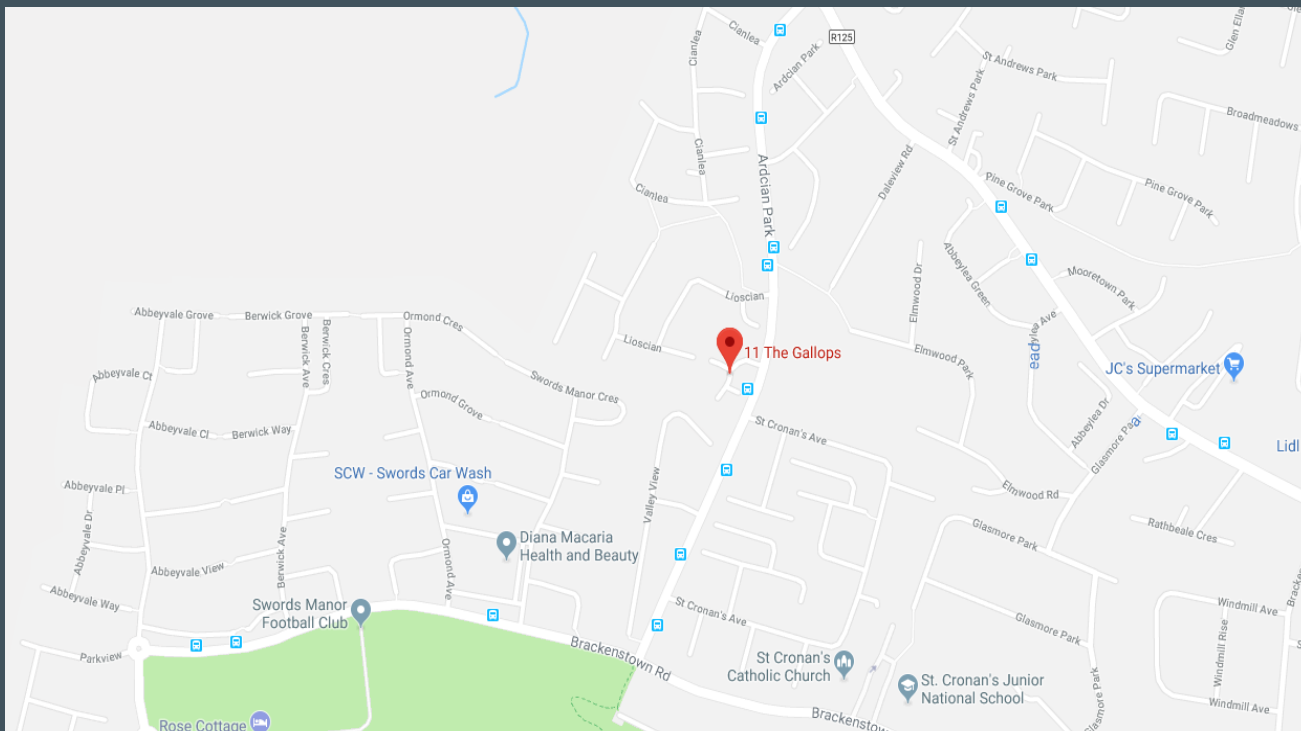
BER INFORMATION

BER: C3

BER No: 109962928

Energy Performance Indicator: 223.26 kWh/m²/yr





PRICE

Asking Price €155,000

VIEWING

Strictly by prior appointment with
REA GRIMES Sole Selling Agents

REA GRIMES Contact:

Rachel Callaghan

T: 01 835 03 92

E: rachel@reagrimes.ie

REA GRIMES

Main Street, Ashbourne, Co. Meath

www.reagrimes.ie

PSRA Licence No 001417

DIRECTIONS

From Swords Main Street, turn left at Swords Castle onto Bridge Street. Proceed on Bridge Street to Rathbeale Road and at the third set of traffic lights turn left onto Murrough Road. Take the third turn right into The Gallops turn left and then left again and No 11 is the first apartment at the back on the left hand side.

Mortgage Advisors

Mortgage Advice Should you require any financial advice, we can put you in touch with a mortgage adviser who would be happy to talk to you. Their knowledge and experience can save you both time and money and ensure you receive a mortgage package that best suits your needs.



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