

FOR SALE

BY PRIVATE TREATY

**27 Villa Blanchard
Main Street
Blanchardstown
Dublin 15
D15 X254**



Two Bedroom Apartment
c. 55.28 sq.m / 595 sq.ft



Price: €249,000

PSR Licence Number 002307

raycooke.ie

DESCRIPTION

RAY COOKE AUCTIONEERS are proud to present this stunning 2 bedroom apartment to the market ideally located in Blanchardstown Village nestled away in a secluded position off Blanchardstown main street.

Villa Blanchard is ideally located close to numerous amenities, such as Blanchardstown Shopping Centre, Connolly Hospital and the National Aquatic Centre. It is also beside the M50, which links to the city centre and the national road network. The area is serviced by a number of buses, and train services are available from Castleknock and Coolmine. No 27 will be sure to interest those who are seeking a superbly located property.

Bright and airy internal accommodation of c. 595 sq ft comprising of entrance hallway, living room, modern kitchen, 2 bedrooms with built in wardrobes, extended room to the rear which would suit a variety of uses and a fully tiled bathroom. The property also boasts double glazed windows, solid timber flooring and a feature fireplace.

No. 27 is coming to the market in excellent condition throughout and benefits low maintenance rear garden with a block built shed to the rear.

Early viewing strongly recommended - Call Ray Cooke Auctioneers for further information or to arrange viewing!

FEATURES

c. 595 sq ft

BER D1

Excellent condition throughout

Extended

Designated parking space

Block built shed to the rear

Fully alarmed

2 bedrooms

Double glazed windows

Intercom system

Fantastic location

Bus routes on your doorstep

Within walking distance of the Blanchardstown Shopping Centre

Within easy reach of The N3 & M50 Motorway

Ideal for first time buyers, investors or clients looking to trade up

VIEWING HIGHLY ADVISED!



ACCOMMODATION



HALLWAY

10'2" x 3'6" (3.1m x 1.1m)

Timber flooring with access to the living room, kitchen and bedrooms.

LIVING ROOM

13'5" x 15'4" (4.1m x 4.7m)

Living room to the front of the property with timber flooring and feature fire place.

KITCHEN

7'5" x 9'8" (2.3m x 3.0m)

Tiled flooring with floor level units.



BEDROOM 1

11'5" x 9'8" (3.5m x 3.0m)

Double bedroom to the rear of the property with timber flooring, built in wardrobes and access to extension.



EXTENSION

7'2" x 17'1" (2.2m x 5.2m)

Access to rear garden.

BEDROOM 2

7'9" x 8'9" (2.4m x 2.7m)

Double bedroom to the rear of the property with timber flooring and built in wardrobes.



BATHROOM

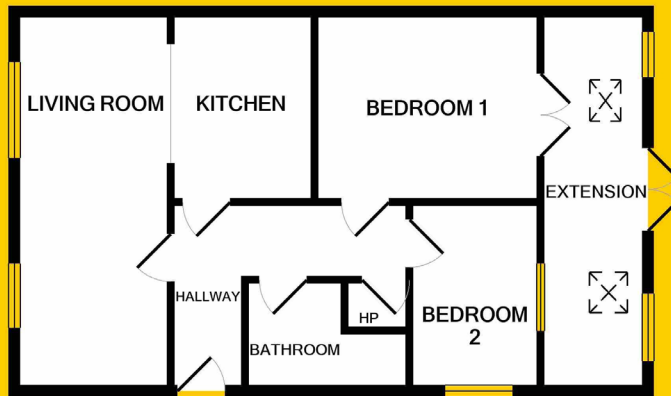
6'2" x 5'6" (1.9m x 1.7m)

Fulled Tiled bathroom with WC, WHB and shower.

EXTENSION

7'2" x 17'1" (2.2m x 5.2m)





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 Metropix ©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

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For further information or advice, please call:
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