

For Sale

Asking Price: €185,000

**Sherry
FitzGerald**
McDermott



1 Riversdale, Green Alley, Athy, Co. Kildare, R14 EC67.

BER C2

sherryfitz.ie



Sherry FitzGerald McDermott are delighted to present this magnificent two-bedroom ground floor apartment with its own front door. Property is centrally located just off the main street along Green Alley.

This apartment offers very spacious living accommodation with Sitting Room, Kitchen/Dining Area, 2 x Double Bedrooms, large Bathroom / Shower Room, Storage Presses x 2. Sliding door from Sitting Room to common areas.



The property benefits from secure designated car space with ample visitor spaces and communal bin storage - management fees payable. Ideal investor or first time buyer property.

Contact us now to arrange a viewing.

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Special Features & Services

- Shed / Storage.
- Outside light.
- Own door entrance.
- Secure parking.
- Storage heaters.
- PVC double glazed windows and doors.

Accommodation

Entrance Hall 3.02 x 3.49: Tiled floor. Spot lights. Hotpress. Storage area.

Kitchen 2.39 x 3.04: Tiled floor. Fitted units. Oven & hob. Spotlights. Extractor fan. Partially tiled splash back. Blinds.

Sitting Room 3.98 x 3.88: Timber floor. Feature fireplace with cast iron surround & stove. Coving. Light fitting. Curtains. Vent. Sliding PVC door to common area.

Bedroom 1 2.81 x 3.03: Timber floor. Wardrobe / store area. Curtains. Light fitting.

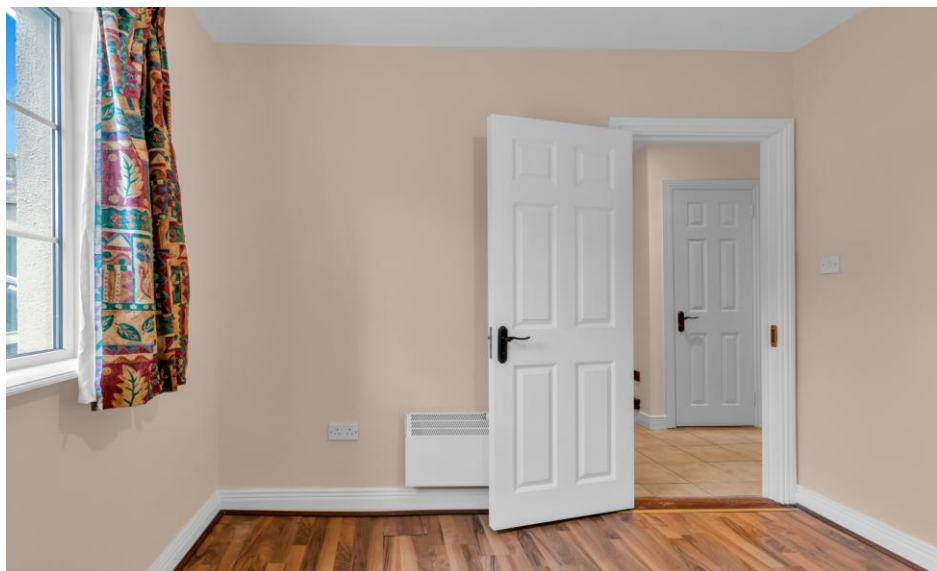
Bedroom 2 3.21 x 3.68: Timber floor. Curtains. Vent. Light fitting. Wardrobe store area.

Bathroom / Wet Room 1.97 x 1.97: Lino flooring. Triton electric shower unit. Chrome electric towel radiator. Fully tiled walls. Blinds. W.C. W.H.B. Electric wall fan. Light fitting. Wall unit. Shelving.

BER BER C2, BER No. 118313683

Directions

From Duke Street turn onto Green Alley and the property is on your left.





NEGOTIATOR

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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 familiarize yourself with these general conditions.
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