



Two Bedroom Apartment

16 Town Square, Blessington, Co. Wicklow, W91 VW32



2



1



80 sq.m



(045) 865 568



www.jpmdoyle.ie

For Sale by Private Treaty

LOCATION:

Situated in the centre of Blessington Village, on the top floor of this convenient and well equipped apartment complex. Blessington is a most picturesque village on the banks of the Blessington Lakes with an abundance of amenities and leisure pursuits on your doorstep. Everything from horse racing, golf, hill walking and not to mention water sports is on your doorstep. Shops, pubs and eateries are all within a short stroll. Situated just 18 miles from Dublin City centre the property is within an easy commute of other surrounding areas such as Citywest, Tallaght and Naas. The property is on the 65 Bus route and is a short distance from the Luas Line at Saggart.

DESCRIPTION:

No. 16, is set in a development of only twenty apartments built in courtyard setting with balconies and private shared gardens in the heart of Blessington. The apartment extends to a generous c. 861sq. ft./ 80sq. mts. with a balcony of c. 103sq. ft / 9.6sq. mts. This top floor apartment looks out over the south of Blessington Village and its boundary with Kildare. The view is just beautiful. This southerly aspect provides an ideal sun trap for the summer days and is extremely private. This property is ready for immediate occupation having been fully repainted throughout in neutral tones. It has many attractive features such as high ceilings, modern fitted kitchen with appliances included, wooden flooring, large storage space and large picture windows and doors to make the most of the view. An underground car parking space is included in the purchase price.

ACCOMMODATION:

Entrance Hall:	4.20m x 1.93m.	With large storage closet/hotpress & wooden flooring.
Living Room:	4.78m x 4.15m.	With wooden flooring & sliding doors to large south facing balcony.
Kitchen/Dining Room:	4.19m x 2.64m.	With fitted units, oven & hot, intergrated fridge/freezer, washing machine & wooden floor. Tiled splashback.





Bedroom 1:	4.42m x 2.33m.	With fitted wardrobe.
Bedroom 2:	4.44m x 3.14m.	With fitted wardrobe & door to Jack & Jill bathroom.
Bathroom:	2.33m x 1.90m.	With bath with overhead shower, w.c. & w.h.b. Tiled floor & part tiled walls.
Balcony:	4.50m X 2.14m.	South facing with composite decking & staircase to common gardens.





VIEWING:

BY APPOINTMENT ONLY

BER:

B3 (115513467)

PRICE REGION:

€245,000

MANAGEMENT FEE:

1,700 PER ANNUM



JP&M
DOYLE

Established. 1952

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