

FOR SALE

BY PRIVATE TREATY

**6 Slade Castle View
Saggart
Co. Dublin
D24 YN15**



Three Bedroom Terraced House
c.116.13sq.m /1250sq.ft



Price: €299,950

PSR Licence Number 002307

raycooke.ie

DESCRIPTION

RAY COOKE AUCTIONEERS are delighted to present this excellent three bedroom townhouse to the market overlooking a close to the end of the cul-de-sac in the exclusive "Slade Castle" development ideally located in the heart of Saggart Village. The location is next to none as within arm's reach you will find the N7, M50 Motorway and The Luas Stop. Within walking distance you have local shops, shopping centres, schools, bars and restaurants. Interior living accommodation is spread over three floors and spans to c. 1,250 sq. ft., comprising of Ground floor; entrance hallway, guest wc, kitchen, lounge/dining area. First floor; - two double bedrooms with one ensuite and main family bathroom. Second floor; Extra-large master bedroom with another ensuite bathroom and storage room. Double doors from the lounge lead onto a long south facing rear garden with patio and lawn area. No. 6 is presented in great condition throughout and features a long list of additional features including gas fired central heating, double glazing throughout, a fully fitted modern kitchen, two additional ensuite bathrooms and a garden that isn't overlooked. Perfect for any first time buyer but is equally likely to be popular with anyone trading up. Do not miss this one! Call Ray Cooke Auctioneers today!

FEATURES

- 3 bed / 4 bath
- BER B3
- Mgmt fees c. 620 per annum including bins & maintenance of grounds.
- Presented in great condition throughout
- Extra spacious property split over 3 levels
- c. 1,250 sq ft
- Gas fired central heating
- Double glazed windows
- Alarmed
- Fully fitted modern kitchen
- Additional attic space and built in storage
- Main bathroom and 2 large ensuites
- Overlooking a green area
- Ample parking
- Within easy reach of M50 & N7
- Located in the heart of Saggart Village
- Every conceivable amenity within walking distance
- VIEWING HIGHLY ADVISED!



ACCOMMODATION



HALLWAY

18'0" x 9'2" (5.5m x 1.9m)

Timber flooring. Carpet to stairs and landing. Access to guest wc and lounge/dining area.

KITCHEN

8'8" x 8'8" (2.7m x 2.7m)

Fully fitted modern kitchen with a wide range of storage units and counter space. Tiled to floor and to splashback areas.

LOUNGE / DINING AREA

18'3" x 15'4" (5.6m x 4.7m)

Timber effect flooring. Feature hardwood fireplace. Floor to ceiling windows to the rear.

BATHROOM

8'8" x 6'2" (2.7m x 1.9m)

Fully fitted bathroom suite with wc, whb and bath with shower. Tiled to floor and part walls.

BEDROOM 1

13'7" x 8'8" (4.2m x 2.7m)

Double bedroom to the rear of the property. Carpet to floor. Blinds. Built in wardrobes.

BEDROOM 2

10'8" x 9'1" (3.9m x 2.8m)

Double bedroom to the front of the property. Blinds. Built in wardrobes. Carpet to floor.

Large ensuite with wc, whb and shower cubicle with Triton Shower. Tiled to floor and part walls.

BEDROOM 3

18'0" x 12'1" (5.5m x 3.7m)

Extra large master bedroom. Carpet to floor. Eaves storage space. Blinds. Built in wardrobes.

Ensuite with wc, whb and shower cubicle with Triton Shower. Tiled to floor and part walls.

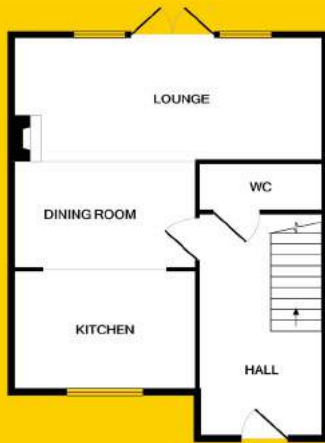
OUTSIDE FRONT

1 Designated parking space and additional visitor parking space.

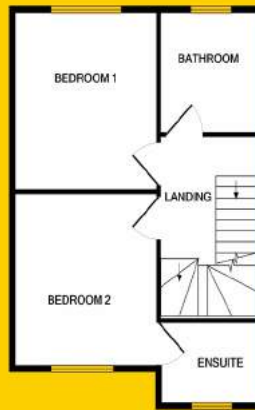
OUTSIDE REAR

Walled and fenced. Lawn and cobbled areas – South facing orientation.





GROUND FLOOR



1ST FLOOR



2ND FLOOR

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

James Droney and he can be contacted on 01 4599288 or 086 1409043

Alternatively you can send an email to James@raycooke.ie and we will contact you.



MORTGAGES

- Pre-approved Mortgage
- Expert Mortgage Advice
- Cheapest Interest Rates
- Choice of Lenders



For further information or advice, please call:
01 40 30 720

Ray Cooke Financial Services Ltd is regulated by The Central Bank of Ireland.

CLONDALKIN

(Head Office)
3 Main Street,
Clondalkin, Dublin 22

T +353 (0)1 40 30 720
E clondalkin@raycooke.ie

RATHCOOLE

Unit 10 Rathcoole Shopping Centre,
Rathcoole, Co Dublin

T +353 (0)1 90 89 300
E rathcoole@raycooke.ie

TALLAGHT

6 Village Green,
Tallaght,
Dublin 24

T +353 (0)1 45 99 288
E tallaght@raycooke.ie

TERENURE

98 Terenure Road North,
Terenure,
Dublin 6W

T +353 (0)1 68 75 800
E terenure@raycooke.ie

FINGLAS

Unit FM10,
Finglas Village Centre,
Finglas, Dublin 11

T +353 (0)1 54 11 455
E finglas@raycooke.ie

GLASNEVIN

169 Mobhi Road
Glasnevin
Dublin 9

T +353 (0)1 699 5050
E glasnevin@raycooke.ie

RESIDENTIAL & COMMERCIAL PROPERTY ADVICE

Sales • Lettings • Valuation • Rent Reviews • Property Management • Mortgage Advice



raycooke.ie

These particulars are for guidance only and do not form part of any contract. While every care has been taken in their preparation we do not hold ourselves responsible for any inaccuracies. They are issued on the understanding that all negotiations will be conducted through this firm. © Ray Cooke 2021.