

31 GLOUCESTER SQUARE

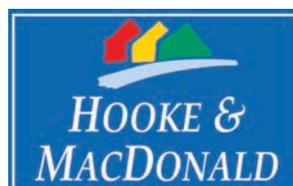
Railway Street, Dublin 1



Attractive Two Bedroom Apartment

BER C3

Stylish two bedroom second floor apartment in modern development located in convenient City Centre location





THE PROPERTY

- Large two bedroom second floor apartment in modern development right in the heart of the city between Gardiner Street Lower and James Joyce Street close to the IFSC, Connolly Station, the Luas & Busáras and a multitude of amenities.
- Convenient to shops, restaurants, cafes, colleges & universities, business and office hubs, leisure facilities.
- No. 31 extends to 78 sq.m (840 sq.ft) and comprises entrance hall, livingroom, dining area, fitted kitchen, bathroom, two double bedrooms, one with ensuite; two balconies.

ACCOMMODATION SCHEDULE

Hallway: with store room

Living / Dining Area: 5.68m x 3.37m
Access to balcony

Kitchen: 3.47m x 2.01m
Full range of presses and built-in appliances.

Bedroom 1: 5.61m x 4.04m
Built-in wardrobes and en-suite bathroom. Access to southwest facing sun balcony

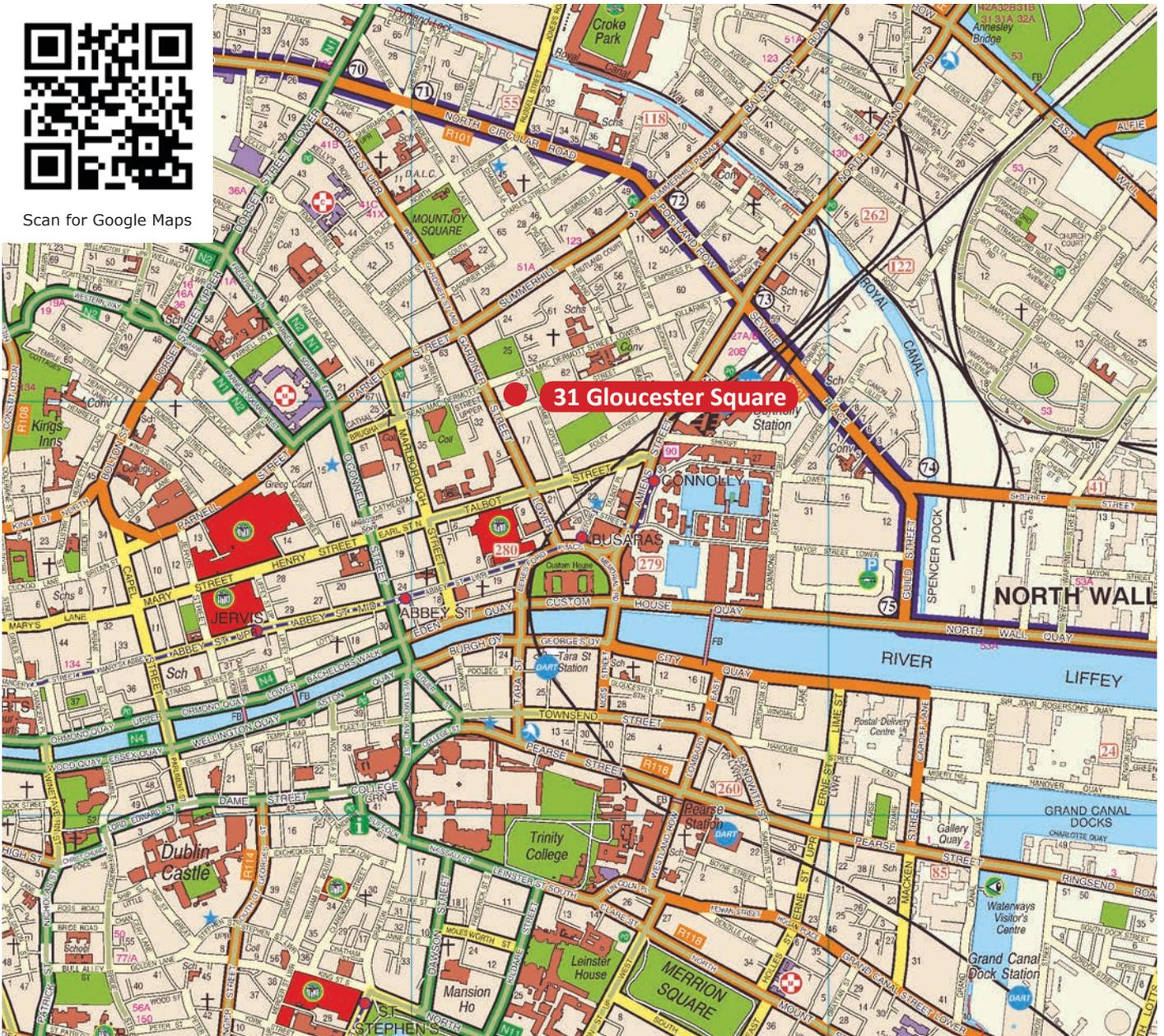
Bedroom 2: 3.03m x 2.63m
Built-in wardrobes.

Bathroom: 3.47m x 2.01m
Fully tiled with quality sanitary ware





Scan for Google Maps



ORDNANCE SURVEY LICENCE NO. AU0009515 SCS1. ORDNANCE SURVEY IRELAND & GOVERNMENT OF IRELAND ©

LOCATION MAP

SERVICE CHARGE:

Currently €1,448.95 per annum

TERMS:

For Sale by Private Treaty

VIEWING:

Strictly by appointment

BER Details:

BER C3

BER No. 109164525

Energy Performance Indicator: 207.29 kWh/m²/yr



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