



For Sale
by Private Treaty

Apartment 57, Eglinton, Donnybrook Castle,
Stillorgan Road, Dublin 4, D04 T2N5



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Allen & Jacobs is delighted to present this stunning two bed apartment enjoying spacious and well-proportioned accommodation of c.66sqm, which is light filled & benefits from a full width balcony accessed from the living room and master bedroom.

Donnybrook Castle is well maintained with landscaped grounds and has ample parking. Located conveniently just off the N11 and to the front of RTE Studios. The QBC on Stillorgan Road is a two-minute walk away; The villages of Donnybrook and Stillorgan are close by and offer a superb range of shopping and dining opportunities. The nearby Herbert Park, the Aviva Stadium and the RDS offer many recreational opportunities. There is an excellent choice of primary & secondary schools close by including St Andrew's, St Michael's College, Sion Hill, Coláiste Íosagáin, Blackrock College and The Teresian School. UCD is also just minutes' walk away.

Accommodation comprises entrance hall, living/dining room, separate kitchen, 2 double bedrooms, bathroom and sit out terrace. This apartment comes with an underground designated parking space and plenty of visitors parking.

At A Glance

- ◆ Light filled accommodation c.66sqm.
- ◆ Separate kitchen
- ◆ Secure gated development
- ◆ Sit out balcony.
- ◆ Designated parking spot
- ◆ Ample visitors parking
- ◆ Adjacent to Teresian School
- ◆ GFCH
- ◆ Double glazed windows
- ◆ Secure bike lock up
- ◆ Landscaped gardens
- ◆ Surrounded by all amenities
- ◆ Close to QBC & DART
- ◆ Beside UCD
- ◆ Easy reach of M50



Accommodation

- ◆ Entrance hall: 2.5m x 2.5m
- ◆ Living/dining room: 7m x 4m
- ◆ Kitchen: 2.2m x 1.9m
- ◆ Bedroom 1: 4.5m x 2.8m
- ◆ Bedroom 2: 3.6m x 2.5m
- ◆ Bathroom: 2.6m x 2.5m
- ◆ Balcony: 4.2m x 1.4m

Outside

- ◆ Sit out balcony, landscaped gardens with ample parking.

Service Charge

We have been advised the current service charge is c. €2395.49 per annum.



Negotiator

Andrew Allen
MIPAV MMCEPI

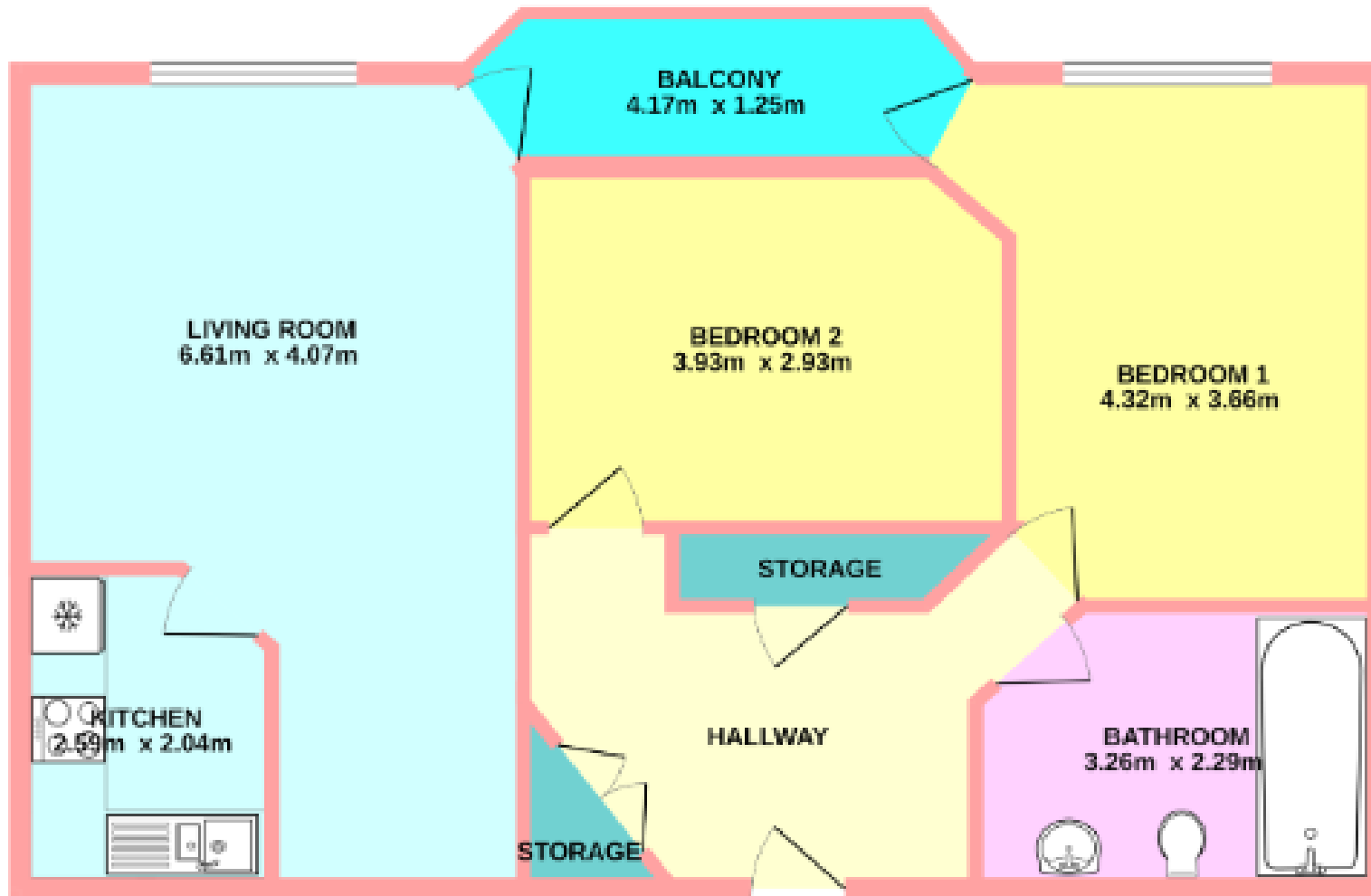
Viewings

Strictly by prior appointment
only with sole agents

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