



20 Milltown Hill,
Milltown,
Dublin 6

owenreilly

For Sale By Private Treaty



20 Milltown Hill, Milltown, Dublin 6.

DESCRIPTION

Owen Reilly present this stunning, top floor, south facing, two bedroom apartment with amazing views of the Dublin Mountains. Number 20 is presented in turn-key condition and benefits from a designated parking space, a south/west facing balcony with beautiful views and a separate office space. Milltown Hill is a small, well managed development of 20 apartments just off the Milltown Road adjacent to the shops and Luas Stop in Milltown. The accommodation briefly comprises a welcoming entrance hall, storage room, fully fitted kitchen, living room with access to the balcony, home office, two double bedrooms and main bathroom. Must be viewed to be appreciated.

LOCATION

Milltown Hill is a mature, well managed and hugely sought after development ideally located in the heart of Milltown Village with its range of amenities including the Dodder river walk. Milltown Hill is also very close to Donnybrook, Rathmines, Ranelagh villages and Dundrum Town Centre and is a 15-minute stroll to UCD campus. The area is serviced by many transport links including the LUAS green line which is ten minutes walk away, 44 & 61 Dublin bus route and the N11 & M50 are within easy reach.

FEATURES

- Top floor apartment
- Extremely quiet apartment
- Views of the Dublin Mountains
- South west facing balcony
- Turn-key condition
- Owner occupied - No rent cap
- Designated car parking space
- Open fireplace
- Two large double bedrooms
- Dual aspect
- 15-minute walk to UCD

FLOOR AREA: 78 SQ. M.

BER: D2

NEGOTIATORS

Owen Reilly & Steven Quinn



ACCOMMODATION

Entrance hall (4.14m x 4.00m max)
Inviting entrance hall with timber flooring.

Storage (2.03m x 1.00m)
Shelved Equipment and Linen Storage Room with Immersion Heater.

Living room (4.68m x 3.38m)
Light filled room space that benefits from floor-to-ceiling glazing with sliding doors to the south/west facing balcony and sweeping views of the Dublin Mountains.

Kitchen (3.38m x 2.86m)
Fully fitted kitchen with a full range of integrated appliances to include oven, hob, hood, fridge/freezer, dish washer and washing machine. Access to the balcony.

Office (2.40m x 1.63m)
Home office space with desk and shelving.

Bedroom 1 (4.35m x 3.37m)
Double bedroom with timber flooring and built in wardrobes.

Bedroom 2 (4.35m x 2.84m)
Double bedroom with timber flooring and built in wardrobes.

Bathroom (2.07m x 2.03m)
Contemporary bathroom featuring white three piece suite.

Balcony (6.37m x 1.91m)
South/west facing balcony with stunning views of the Dublin mountains.

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