

FOR SALE

BY PRIVATE TREATY

30 Green Isle Court
Clondalkin
Dublin 22
D22 CT95



Two Bedroom Apartment



Price: €229,000

PSR Licence Number 002307

raycooke.ie

DESCRIPTION

RAY COOKE AUCTIONEERS are delighted to present to the market this rarely available two bedroom, own door apartment in the highly sought after gated development of Green Isle Court, Dublin 22. This exclusive development proves ever sought after, with properties rarely coming to the open market, perfectly positioned, this property is a stone's throw away from a wide variety of essential amenities including schools, local shops and Corkagh Park. Whilst the Naas Road, M50 Motorway and Red Cow Luas stop are all within an arm's reach

Bright and spacious living accommodation can be found here and in brief comprises of Entrance hall, open plan Lounge/Diner with access to kitchen, two bedrooms with built in storage to Master and a refurbished family bathroom. No. 30 comes to the market in superb condition and is ready to move in to, this presents an ideal opportunity for a first time buyer or investment. Early interest is expected, please contact Ray Cooke Auctioneers today for further information or to arrange viewing!

FEATURES

- LOCATION LOCATION LOCATION
- Ideal first time buy
- Great investment opportunity
- Double glazed windows
- BER D2
- Fitted wardrobe
- Superb condition
- Gated development
- Secure parking
- Electric heating
- Open plan Lounge/Kitchen/Diner
- Easy access to major road networks
- Management fees c. €1190 PA
- Walking distance to all local amenities
- Viewing highly advised



ACCOMMODATION



LOUNGE/DINING

16'7" x 12'7" (5.1m x 3.9m)

Bright lounge with laminate flooring, window to front, feature electric fireplace, access to kitchen and door to inner hallway.

KITCHEN

8'2" x 7'5" (2.5m x 2.3m)

Fully fitted kitchen with eye and floor level units, electric oven, hob & extractor fan, space for washing machine/fridge/dishwasher.



BEDROOM 1

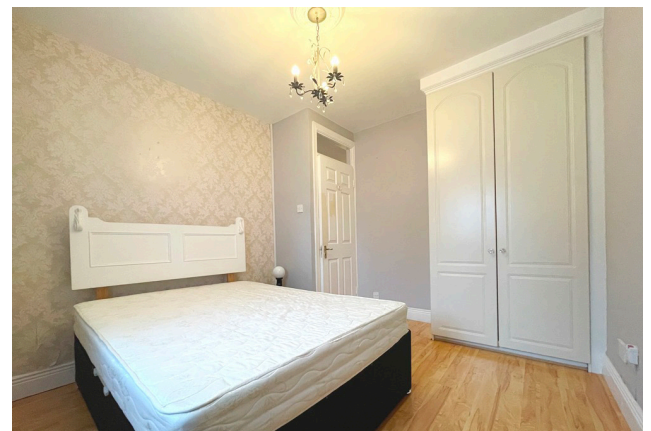
11'4" x 9'8" (3.5m x 3.0m)

Double bedroom window to rear, laminate flooring and fitted wardrobe.

BEDROOM 2

11'4" x 6'2" (3.5m x 1.9m)

Double bedroom window to rear, laminate flooring.

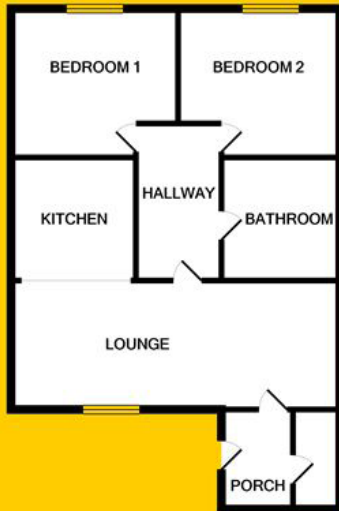


BATHROOM

7'5" x 5'5" (2.3m x 1.7m)

Fully fitted with wc, vanity basin and bath with shower over, tiled flooring and walls.





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

Nick Lindsey and he can be contacted on **01 9089300 or 0 86 063 4889**

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



MORTGAGES

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For further information or advice, please call:
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