



**For Sale** By Private Treaty

50 Millbank Square,  
Sallins,  
Co. Kildare,  
W91KH70



Scan to view Property

3 Bedroom | 2 Bathroom | Apartment | 118 sq.m

**Guide Price: €250,000**



## Description

RAY COOKE AUCTIONEERS take great pleasure in introducing this fine three bedroom second floor apartment to the market in this picturesque and highly sought after development. The location will not be beaten as both Naas & Sallins village are within easy reach where you will find local bars, shops, schools and leisure facilities. Transport links abound as Sallins Train Station is on your doorstep and the N7 & M4 road networks provide access to Dublin within 20 minutes by car. Bright and spacious internal living accommodation of c. 118sqm comprises of inner hallway, three double bedrooms, main bathroom, open plan kitchen living room and dining area. The lounge leads onto a spacious balcony which overlooks the well maintained private green space. Number 50 is presented in good condition and benefits from generous bedroom sizes and ample storage throughout. This one is sure to cause a stir with a wide range of buyers and investors, call Ray Cooke Auctioneers Today for further information or to arrange a viewing.

## Features

- BER C1
- c. 118sqm
- management fee c. €1600 pa
- Gas fired central heating
- 3 bed
- 2 bath
- Bright and spacious room sizes
- Ample parking
- Fantastic transport routes
- Convent location with easy access to Naas and the N7
- Prime first time buyers property
- Call today to register your interest





## Accommodation

Entrance Hall  
Laminate flooring and storage.

---

Living Room/Kitchen  
Fitted kitchen with laminate flooring an access to balcony

---

Bedroom 1  
Carpet to floor, fitted wardrobes with ensuite with tiled floor, shower, WC, WHB

---

Bedroom 2  
Carpet to floor with fitted wardrobes.

Bedroom 3  
Carpet to floor with fitted wardrobes.

---

Bathroom  
Tiled to floor and wet area with WC and WHB.

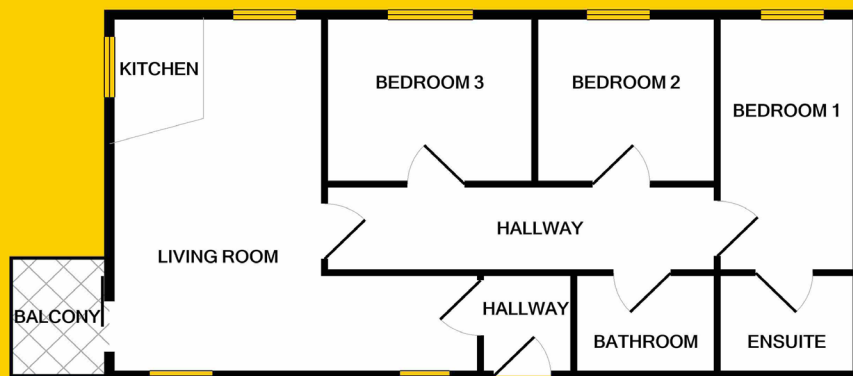
---

Balcony  
South facing balcony over looking green area.

---



## Floor Plans



Our floor plans are provided for the sole purpose of giving you an idea as to the interior layout. Dimensions have been rounded off and estimated where appropriate to provide clarity and save space. Made with Metropix ©2022

## Negotiator

Alanna Tyrrell  
01 403 0720 or 086 060 6879

Email: [Alanna.tyrrell@raycooke.ie](mailto:Alanna.tyrrell@raycooke.ie)



## 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.

**Ray  
Cooke.**  
Financial Services

For further information or advice,  
Please call: 01 40 30 720 or 087 99 44 036

## Mortgages

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

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

**Ray  
Cooke.**

## Residential & Commercial Property Advice

Sales | Lettings | Property Management | Valuations | Mortgages



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 2016.