

DESCRIPTION

Elliott & FitzGerald are delighted to present No. 18 Pembroke Lane, Dublin 2 to the market.

A charming three storey mews in the heart of Dublin 2 with parking to front, and situated adjacent to a host of amenities including FXB's Restaurant, Coffee Angel, Flyefit Gym, Tesco Express, within a short stroll of St. Stephen's Green and Dublin's primary business and shopping districts.

Bright and spacious throughout, and located on a quiet cul-de-sac, this property is arranged over three storeys, a generous bedroom with shower en-suite on the ground floor. A modern open plan kitchen, dining and living room with fireplace, recessed lighting and two large windows together with toilet – wc & whb on the first floor. The top floor comprises a bathroom with shower over bath, whb & wc, and two further bedrooms with Velux windows. The property extends to approximately 112.26 sq.m.

FEATURES

- Light filled three bed mews.
- Walking distance to Grafton Street / St. Stephen's Green
- Parking to front.
- Gas fired radiator central heating.
- Turnkey Condition.

BER Details



METHOD OF SALE

The subject property is being offered for sale by Private Treaty.

PRICE

Available on application.

VIEWINGS

Strictly by appointment only. Call us on 01-6614403.

TITLE

We understand that the title of the property is Freehold.

ACCOMMODATION

GROUND FLOOR

Entrance Hallway with stone feature wall and tiled floor. Storage closet with heating boiler.

Under stairs closet plumbed for washing machine.

Master Bedroom (1) with en-suite 6.3m x 5.0m

En-suite shower room with whb & wc

FIRST FLOOR

Open plan Kitchen / Dining / Living Room with fireplace and storage closet 6.7m x 5.2m

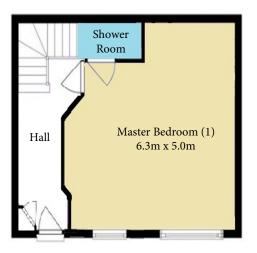
Toilet – whb & wc – fully tiled.

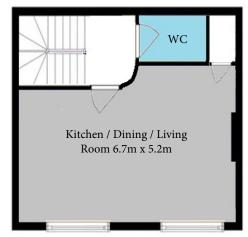
TOP FLOOR

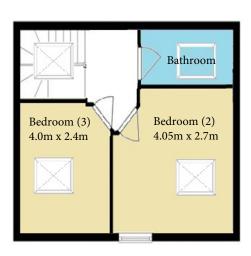
Bedroom (2) with Velux window 4.05m x 2.7m

Bedroom (3) with Velux window 4.0m x 2.4m

Bathroom with bath, whb & wc with Velux window







For Illustrative Purposes Only - Not to Scale







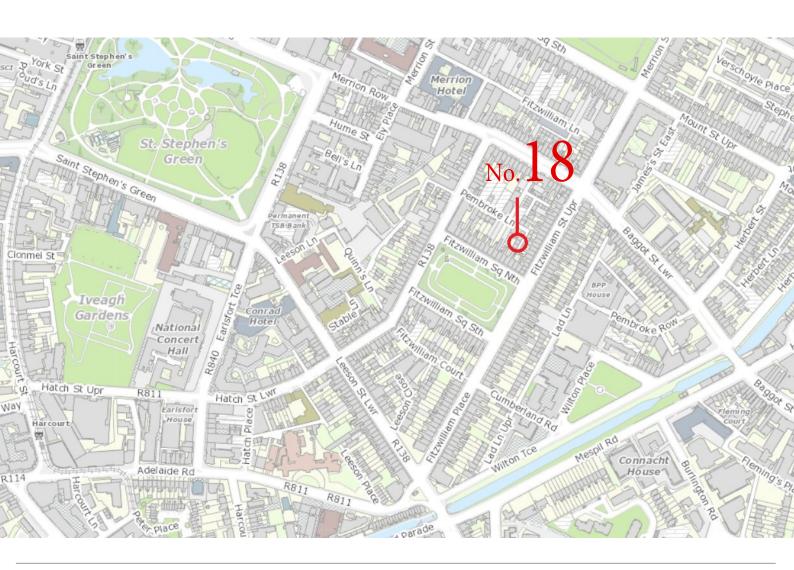






FOR SALE - 18 Pembroke Lane, Dublin 2.

LOCATION PLAN





PSRA No: 00329

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CONTACT

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Viewings are strictly by appointment through sole selling agent.



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