



17 York Court, York Road, Dun Laoghaire,
Co Dublin A96W281

Beirne
& Wise



This is an attractive ground floor, one bedroom apartment located in a small development on the fringes of Dun Laoghaire Town Centre. Accessed from St Michaels Terrace, off York Road via security gates, this low density development built in 2003 has the benefit of an underground car parking space.

No 17 is located in a small block with a well maintained entrance lobby. The accommodation extends to 44sq.m and comprises; entrance hall, living room, kitchen, bedroom and bathroom.

Located just off York Road, this is a central location offering excellent public and private transport links across Dublin. The DART station is just a 10 minute walk and bus routes outside the door of the development offer services to the City Centre, Sandyford and Bray. Dun Laoghaire and Bloomfield Shopping centres are both within 1km providing retail, food, leisure and cinema. Dun Laoghaire is a bustling weekend destination with busy coffee shops and restaurants while the Sunday Food Market along the seafront is popular with both locals and those travelling for further afield. Local parks include the People's Park and De Vesci Gardens, as well as the Pier walks make this a great setting.

Features

- GROUND FLOOR ONE BEDROOM APARTMENT
- CAR PARKING SPACE
- GAS FIRED CENTRAL HEATING
- ADJACENT GOOD TRANSPORT LINKS
- CLOSE TO SEAFRONT
- 44 SQ.M.
- GATED DEVELOPMENT
- COMMUNAL REFUSE STORE
- EXCELLENT LOCATION CLOSE TO DUN LAOGHAIRE CENTRE
- CLOSE TO SHOPS AND RESTAURANTS

Accommodation

HALL

With wooden flooring.

LIVING ROOM

2.78m x 4.94m

With two windows overlooking the rear courtyard. Wooden floors and open arch to the kitchen.

KITCHEN

2.82m x 1.95m

Contemporary wall and floor cupboards with tiled floor and splashback. Integrated appliances include an oven, gas hob and overhead extractor fan, fridge/ freezer, washer/ dryer and slimline dishwasher.

BEDROOM

3.45m x 3m

Double room with built in wardrobes.





BATHROOM

Complete with W.C., wash hand basin and bath with glass shower screen and shower fittings.

OUTSIDE

This apartment is accessed via the security gates on St Michaels Terrace, off York Road. A ramp leads to the underground car park, where there is a designated car parking space and communal bins.

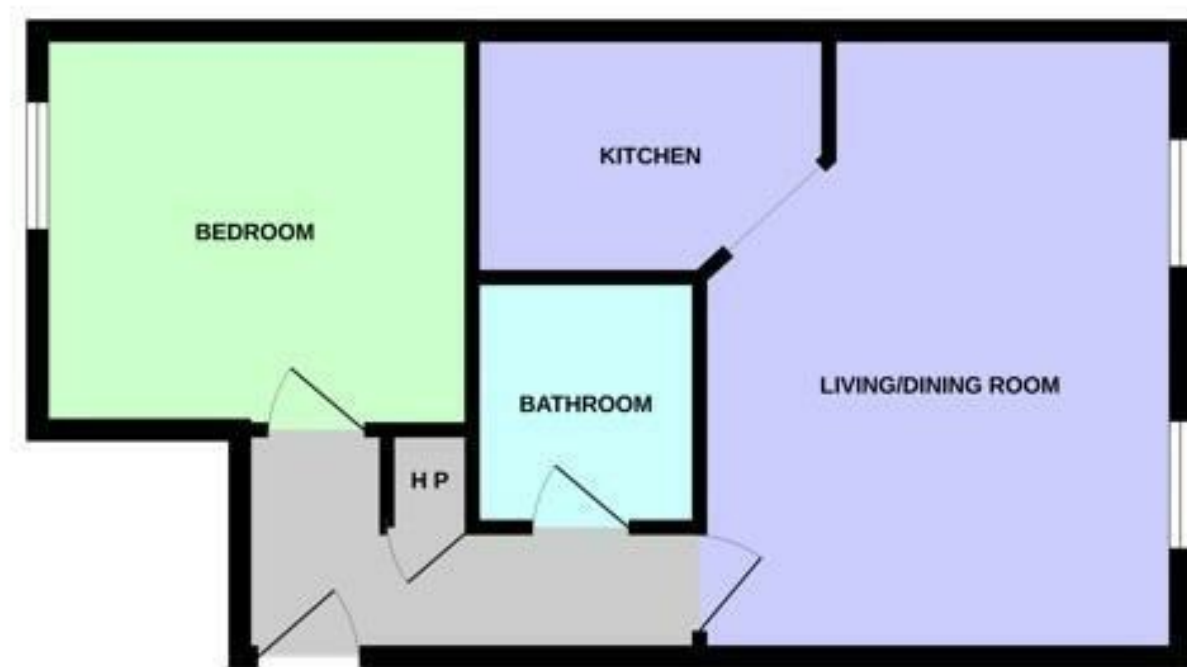
SERVICE CHARGE

Current Service Charge €2,252 per annum
Managing Agent: Cuala Property Management

B E R

Ber No. 118652262
Output. 208.48 kWh/m²/yr





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