



For Sale *By Private Treaty*

Apt 34 Eaton Green
Rathcoole
Co. Dublin
D24 YY5Y

2 Bedroom | 2 Bathroom | Apartment | c 76 sq.m

Guide Price: €225,000



Scan to view Property



Description

RAY COOKE AUCTIONEERS Are Delighted To Present This Fantastic Two-Bedroom Apartment To The Market Positioned On The Second Floor Within The Exclusive Eaton Development.

This Superb Development Is Ideally Located In The Heart Of Rathcoole Village And Every Conceivable Local Amenity Can Be Found Within Walking Distance Including Shops, Restaurants, An Potin Still, Schools, Rathcoole Park And Avoca, The Location Is Truly Next To None. Also Within A Couple Of Minutes' Drive You Will Find The Red Cow Luas Stop And The M50 Motorway.

Bright And Spacious Living Accommodation Of C. 76 Sq.M Comprises An Entrance Hallway, Lounge, Dining Room/Kitchen, Two Double Bedrooms (One En-Suite), Both With Built In Wardrobes And A Main Family Bathroom. No. 34 Comes To The Market In Super Condition Throughout And Ready To Walk Into. It Benefits From Gas Fired Central Heating System, Double Glazed Windows Throughout And Designated Parking.

Interest Is Sure To Be Seen From Both 1st Time Buyers & Investors.

Early Viewing Is Highly Advised. Call Ray Cooke Auctioneers For Further Information Or To Arrange Viewing!!

Features

- B3 BER
- C. 76 SQ. M.
- Management Fee €1350
- Apartment
- Second Floor
- Two Double Bedrooms
- Communal Area
- Gated Development
- Close To M50/N7
- Built In Wardrobes
- En-Suite Bathroom
- Ample Storage
- Gas Fired Central Heating
- Double Glazed Windows
- South Facing Balcony
- Located In The Heart Of Rathcoole Village
- Every Conceivable Amenity On Your Doorstep
- Viewing Highly Advised!



Accommodation

Hall

1.7m x 4.1m

Timbered flooring and leads to all rooms and living room/kitchen.

Living Room / Kitchen

7.3m x 4.7m

Open plan kitchen / living room area with timber flooring and double doors which lead out to the south facing balcony.

Kitchen is fully fitted kitch with tiled flooring.

Storage Room

1.4m x 1.6m

Storage room off the kitchen with tiled flooring.

Bedroom 1

5.3m x 2.9m

Double room with window to front, built in wardrobes and timber flooring.

Bedroom 1

5.3m x 2.8m

Double room with window to front, built in wardrobes and timber flooring.

Bathroom

1.7m x 2.4m

Fully fitted with w.c, whb, bath and tiled flooring.



Floor Plans



Negotiator

Jamie Power

01 908 9300 or 086 0351890

Email: jamie.power@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.

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