



For Sale *By Private Treaty*

**79 Seagrave Drive,
Finglas,
Dublin 11,
D11 W5RN**

3 Bedroom | 3 Bathroom | Duplex | 126 sq.m

Guide Price: €260,000



Scan to view Property



Description

RAY COOKE AUCTIONEERS are proud to present this bright and modern three-bedroom duplex to the market in the ever popular and much sought-after location of Seagrave Drive. Seagrave is a modern residential development located off the St Margarets Road.

This fine home has been kept to the highest of standards by its current owner and boasts gas fired central heating, double glazed windows, quality flooring throughout, three spacious double bedrooms, a private sunny balcony overlooking green area and a designated parking space.

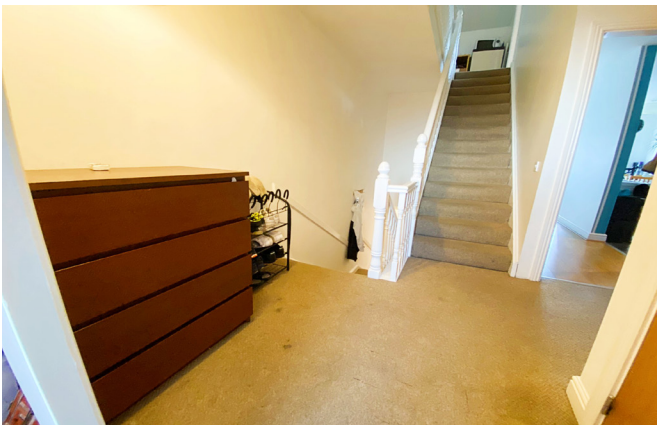
Bright and tastefully decorated internal living accommodation of c. 126sq.m comprises of entrance hallway, an open plan dining/living room with a fully fitted kitchen, three double bedrooms (two with ensuite) and main bathroom. This property is in turn key condition throughout and is ideal for a range of buyers.

This superb development in Seagrave is within easy access of the city Centre, M50, Port Tunnel, Dublin City University and Dublin Airport. Charlestown Shopping Centre and IKEA store are all within walking distance. Seagrave is simply a great location with a host of amenities nearby including football pitches, golf courses, and local sports clubs. No. 79 is also within an excellent catchment of both primary and secondary schools.

Call Ray Cooke Auctioneers for further information or to arrange viewing!

Features

- c. 126sq.m
- 3 bed / 3 bath
- Management fees c.€1410 p/a
- BER B2
- Modern and tastefully decorated
- Designated parking and ample visitor parking
- Light filled interior
- Open plan kitchen/living
- Three double bedrooms
- Gas fired central heating
- Quality flooring throughout
- Double glazed windows
- Fully fitted kitchen
- Ideal for a range of buyers
- Within easy reach of The M50
- Within walking distance of Finglas Village



Accommodation

Entrance Hall

Wood effect laminate flooring carpet to stairs and landing and access to all living areas.

Lounge

Bright and spacious lounge area with wood effect laminate flooring and double doors leading to the balcony

Kitchen

Fully fitted kitchen tiled to floor and a range of floor and eye level units plumbed for washing machine.

Bedroom 1

Large double bedroom with wood effect laminate flooring

Bedroom 2

Double bedroom with wood effect laminate flooring

Bedroom 3

Single bedroom with wood effect laminate flooring

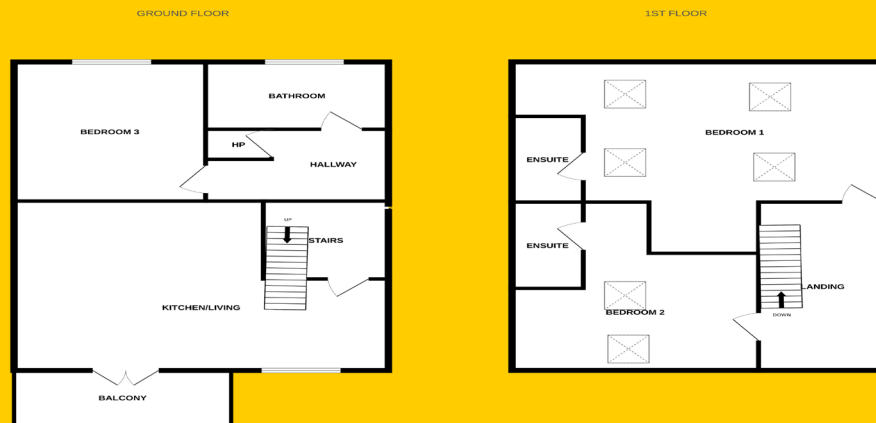
Bathroom

2.2m x 1.5m

Fully tiled with bath , WC and WHB



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 approximated where appropriate to provide clarity and save space. Made with Metaphor 2022

Negotiator

Eimhin O'Donnell

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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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