



For Sale *By Private Treaty*

206 Edges 1, Beacon South Quarter
Sandyford
Dublin 18
D18 VW54

2 Bedroom | 2 Bathroom | Apartment | c 69 sq.m

Guide Price: €349,000



Scan to view Property

Description

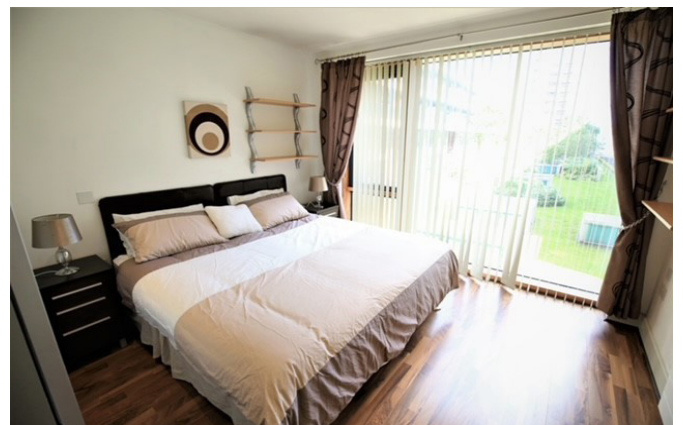
RAY COOKE AUCTIONEERS are delighted to present this magnificent two-bedroom apartment located on the 2nd floor of this exclusive development. The Beacon South Quarter is situated just off Blackthorn Drive, Sandyford and boasts a wealth of amenities on its doorstep. The Green Luas Line and the M50 Motorway are both found within arm's reach along with Carrickmines Retail Park, Dundrum Shopping Centre and Sandyford Village all found within minutes.

Extremely spacious interior living accommodation of c. 69 sq m comprises of entrance hallway, storage room, main family bathroom, two double bedrooms (master ensuite) and an open plan living/kitchen/dining room. No. 206 boasts a lengthy list of striking features including double glazed windows, gas fired central heating, fully fitted kitchen and a balcony overlooking the internal courtyard. There is one designated underground car parking space.

Early interest is sure to be expected, call Ray Cooke Auctioneers for further information or to arrange viewing!

Features

- c. 69 sq m
- BER C1
- 1 designated parking space underground
- Extremely spacious property
- Located on 2nd floor
- Security Intercom
- Lift to all floors
- Gas fired central heating
- Double glazed windows
- Balcony off master bedroom with courtyard view
- Fully fitted kitchen
- Island breakfast bar



Accommodation

Hall

2.7m x 1.4m

Entrance hall, timber floor, leads to all rooms

Lounge / Kitchen

3.2m x 4.2m

Open plan living /kitchen area, timber floor, large window, fully fitted kitchen, island counter

Bedroom 1

3.4m x 3.6m

Double room large window, blinds, timber floor, built in wardrobe

Bedroom 2

2m x 3.5m

Double room, large window and door to balcony, timber floor, built in wardrobe

Ensuite

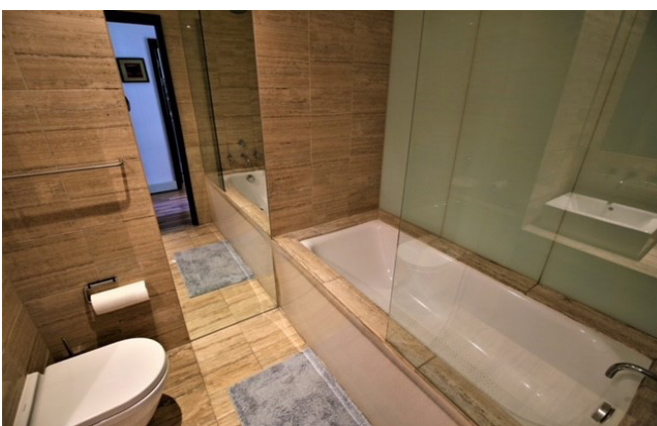
2.3m x 2.1m

Fully tiled ensuite, large mirror cabinet, double wash hand basin, shower, toilet

Bathroom

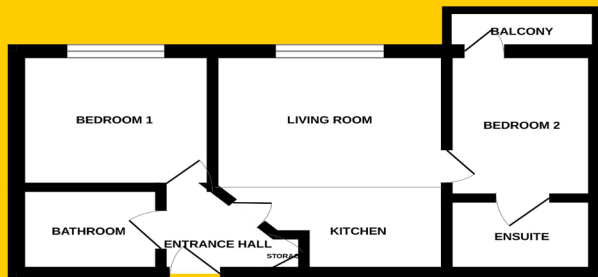
2.7m x 1.8m

Fully tiled bathroom, bath, toilet, wash hand basin



Floor Plans

GROUND FLOOR



Our floor plans are provided for the sole purpose of giving you an idea as to the general layout. Measurements have been provided for your information and should not be used as a basis for any contract. Please visit www.raycooke.ie for more information.

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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