




Raymond
Potterton

26 Newmans Mill, Athboy, Co. Meath C15 XP89


€140,000


BER C3




No 26 is a 2 bedroom ground floor apartment extending to c. 54 sq.m. located in a mature development Newmans Mill in the centre of Athboy Town walking distance to all amenities.

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 581.00 sq ft

 2 Bedrooms

 1 Bathrooms

INTRODUCTION

The apartment has a lovely large open plan living space which includes a kitchen / dining area and lounge to the front. There are two good sized bedrooms. The property enjoys own door access and ample parking in a quiet and mature development.

Ideally located within walking distance of Athboy Town. Athboy Town is well suited for all families with a host of amenities and facilities in the Town including Primary, Secondary Schools, Hotel, Pubs, Restaurants and array of sporting activities.

The property has easy access to the M3 motorway leaving Dublin Airport & City Centre within an hours commute. There is also regular buses to City Centre daily.

Accommodation includes Entrance Hall, Kitchen / Dining / Living area, 2 Bedrooms and Bathroom.

ACCOMMODATION

Entrance Hall

3'2" x 4'2"
With wooden flooring.

Kitchen / Dining

9'4" x 7'4"
With wooden flooring, built in wall and floor units, stainless steel sink, oven, hob, extractor fan, fridge and washing machine. Open plan to Living area.

Living area

16'6" x 12'10"
With wooden flooring and electric fire with feature fireplace.

Bedroom 1

11'4" x 11'1"
With carpet flooring and built in wardrobe.

Bedroom 2

11'4" x 8'11"
With carpet flooring and built in wardrobe.

Bathroom

7'4" x 5'5"
Tiled floor and walls, w.c, w.h.b and electric shower.

Storage

5'5" x 3'9"
With carpet flooring

FIXTURES AND FITTINGS

All flooring, blinds, and light fittings are included in the sale.

FEATURES

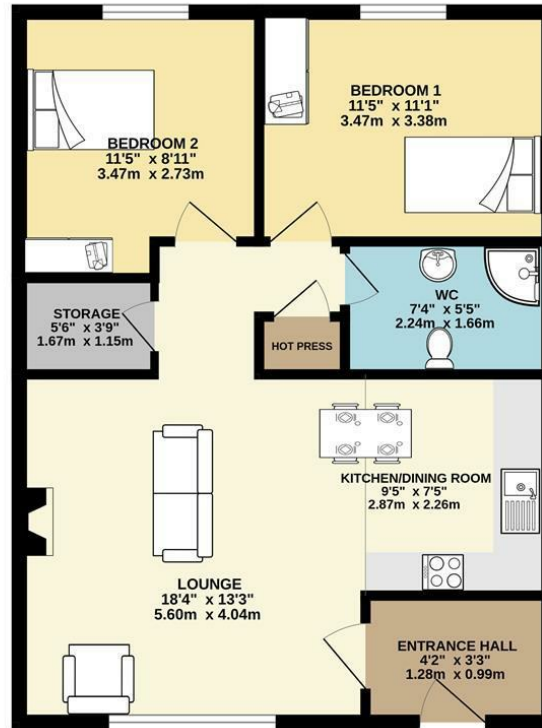
- Move in ready
- Electric fire with feature fireplace
- Electric storage heating
- Allocated parking space (No.26)
- Management Company A2Z Property Management
- Management fees €1,130
- Walking distance to all local amenities

DIRECTIONS

Eircode: C15 XP89

FLOOR PLAN

GROUND FLOOR
547 sq.ft. (50.8 sq.m.) approx.



TOTAL FLOOR AREA : 584sq.ft. (54.3 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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