



  
**Raymond  
Potterton**

**51 The Steeples Navan Co. Meath C15 XY32**

**€195,000**

**BER C1**



This first-floor two-bedroom duplex apartment is located within The Steeples, a secure gated residential development in Navan Town Centre.

The development benefits from a secure gated underground car park with resident parking.



# 51 The Steeples Navan Co. Meath C15 XY32

 775.00 sq ft

 2 Bedrooms

 2 Bathrooms

## INTRODUCTION

The apartment is presented in excellent condition throughout and offers bright and well laid out accommodation which briefly comprises entrance hall, kitchen/dining area, lounge, two bedrooms (main en-suite) and a bathroom.

The Steeples is a well-established residential development within walking distance of all the amenities of Navan Town including schools, shops, pubs, restaurants, gyms and a regular bus service to Dublin City Centre.

The property is conveniently located only minutes' drive from the M3 motorway, approximately 30 minutes from Dublin Airport, 25 minutes from Blanchardstown Shopping Centre and about 45 minutes from Dublin City Centre.

This property would make an ideal starter home, investment opportunity or suitable for those looking to downsize. Early viewing is highly recommended.

## ACCOMMODATION

### Entrance Hall

11'5" x 5'10"

With wooden flooring.

### Lounge

15'8" x 12'5"

With wooden flooring. Double doors to patio.

### Kitchen

14'1" x 10'2"

With lino flooring, built-in wall and floor units, oven/hob, washing machine and fridge freezer.

### Bedroom 1

13'5" x 10'9"

With wooden flooring and built-in wardrobes.

### Ensuite

9'6" x 3'7"

With tiled flooring, w.c, w.h.b and shower.

### Bedroom 2

13'9" x 10'2"

With wooden flooring and built-in wardrobes.

### Bathroom

7'10" x 5'10"

With tiled flooring, w.c, w.h.b and bath.

## FIXTURES & FITTINGS

The property is sold as seen with all appliances, flooring and furniture included

## FEATURES

- Electric storage heating
- Town centre location
- Gated community
- Underground car parking
- South facing back garden

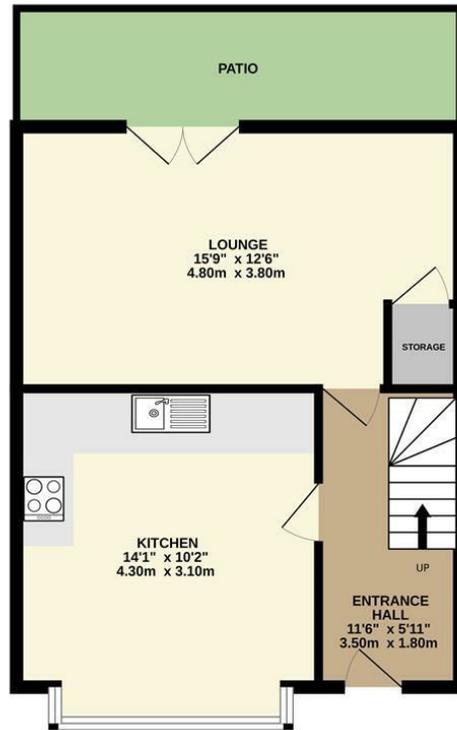
## DIRECTIONS

EIRCODE: C15 XY32

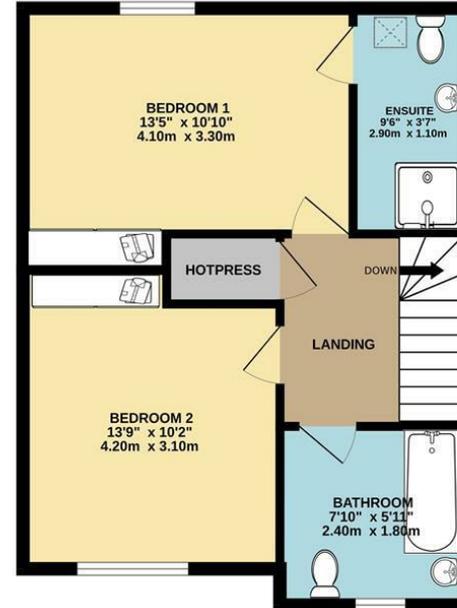


# FLOOR PLAN

GROUND FLOOR



1ST FLOOR



TOTAL FLOOR AREA: 775sq.ft. (72.0 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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