





AUCTION - WEDNESDAY 15TH APRIL AT 3PM IN ROOM AND ONLINE

TWO BEDROOM FOURTH FLOOR APARTMENT

A very spacious two bedroom apartment extending to c. 66 sq.m. located on the fourth floor in Academy Square overlooking the Dublin Road and River Boyne

73 Academy Square, Navan, Co. Meath C15 A597

INTRODUCTION

The property is presented in good condition throughout with light filled and well laid out accommodation. It is nicely positioned in the development with a private balcony and river view. This sought after location is ideal for first time buyers and investors alike.

Academy Square is located walking distance to Navan Town Centre and is ideally located close to the Bus Stop for those who wish to avail of the regular daily bus service to Dublin City.

Accommodation includes Entrance Hall, Kitchen, Lounge, Hotpress, 2 Bedrooms (Main Ensuite) and Bathroom.

FEATURES

- Spacious modern apartment
- Gas fired central heating
- Private balcony
- Modern town centre development
- Attractive common area to the front
- Allocated underground parking
- Management Fees c. €2970 per annum
- Walking distance to Navan Town Centre

ACCOMMODATION

Entrance Hall

21'5" x 2'11"

With wooden flooring and hotpress.

Kitchen/Dining/Living Room

22'3" x 13'3"

Dining/Living Room: With wooden flooring, TV point and door to balcony.

Kitchen: With tiled flooring, built in wall to floor units, laminate worktop, oven, hob, extractor fan, integrated dishwasher and fridge freezer.

Bedroom 1

13'2" x 10'6"

With wooden flooring and built in wardrobe.

Ensuite

6'7" x 5'4"

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

Bedroom 2

13'2" x 8'1"

With wooden flooring and built in wardrobe.

Bathroom

5'9" x 5'6"

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

FIXTURES & FITTINGS

The property will be sold as seen.

AUCTION DETAILS

The Auction will take place on the 15th of April at 3pm in our Auction Room and online. Pre registration for online bidding by 14th of April.

SOLICITOR DETAILS

Michael Finnegan, Steen O'Reilly LLP, 34 Trimgate Street, Navan, Co. Meath.





TOTAL FLOOR AREA : 710sq.ft. (66.0 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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