

DUFFY

AUCTIONEERS

VALUERS, SALES & LETTING AGENT
MIPAV, PSRA Lic. No. 001325

For Sale By Private Treaty

37 Achill Square
Blanchardstown
Dublin 15



Duffy Auctioneers take great pleasure in bringing to the market this stunning own door three bed apartment in Achill Square, Waterville one of the most sought-after developments in Blanchardstown, Dublin 15. This stunning residence enjoys a most central location in this quality-built development just off Snugborough road and only a few minutes stroll from the Blanchardstown shopping centre. Meticulously maintained and upgraded by the present owner, this fine family home is beautifully presented and enjoys an enviable position in this quality-built development next to the national aquatic center. Accommodation briefly comprises of entrance hallway with wooden floor, superb living room with wooden floor and a stunning open plan kitchen/dining room with designer fitted kitchen with wooden floor. The guest toilet with tiled floor is located off the dining area. Upstairs off the landing there are three double bedrooms with master en-suite and a fully fitted family bathroom with bath and shower over. To the side there is secure off-street parking. Viewing by appointment only.

A.M.V. €280,000

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DISCLAIMER: All details are published for guidance purposes only, and are thought to be correct. Their accuracy cannot be guaranteed and they do not form part of any contract. None of the details contained in the document as to the property is to be relied on as statement of fact. All maps and drawings are for identification purposes only and are not to scale. Please note we have not tested any apparatus, fixtures, fittings, or services. Interested parties must undertake their own investigation into the working order of these items. PSRA no. 001325. M.I.P.A.V.

Features

Beautiful B1 rated own door three-bedroom apartment C
140 Sq Mts.

In showroom condition with many extras included in the sale.

Large living room with wooden floors.

Fully fitted designer kitchen with a host of integrated appliances.

Stunning dining area with wooden floors and double doors to the rear garden.

Three double bedrooms with built in wardrobes and carpet floor.

Fully fitted family bathroom with bath and shower over.

Master bedroom with en-suite bathroom.

Gas central heating.

PVC double glazed windows.

Within walking distance of Connolly Hospital and

Blanchardstown Village.

Prime Residential location.

Management Fee 1320. P.a.

Entrance Hall

Entrance Hall

(2.86m x 2.23m)

Entrance hallway with wooden floor and extra storage.

Guest Toilet

(2.36m x 1.36m)

With tiled floor, w.c and w.h.b.

Living Room

Livingroom

(5.71m x 5.24m)

Spacious light filled room with wooden floor

Dining Room

With wooden floor and double doors to landscaped back garden.

Kitchen

Kitchen/Dining Room

(6.52m x 5.76m)

Wonderful newly fitted Designer kitchen with all appliances included in sale.

Dining area with wooden floor and double doors to landscaped back garden.

Outside Features

Landscaped back garden.

Private secure parking to the side of the building.



Bedroom 1

Master Bedroom.

(4.84m x 4.09m)

Bright and spacious double bedroom with carpet floor and fitted wardrobes.

Ensuite

En-suite

(2.m x 0.79m)

With tiled floor, shower cubicle, WC & w.h.b.

Bedroom 2

Bedroom 2.

(4.59m x 2.65m)

Large bright and spacious double bedroom with built in wardrobes and carpet floor

Bedroom 3

Bedroom 3.

(3.31m x 3.01m)

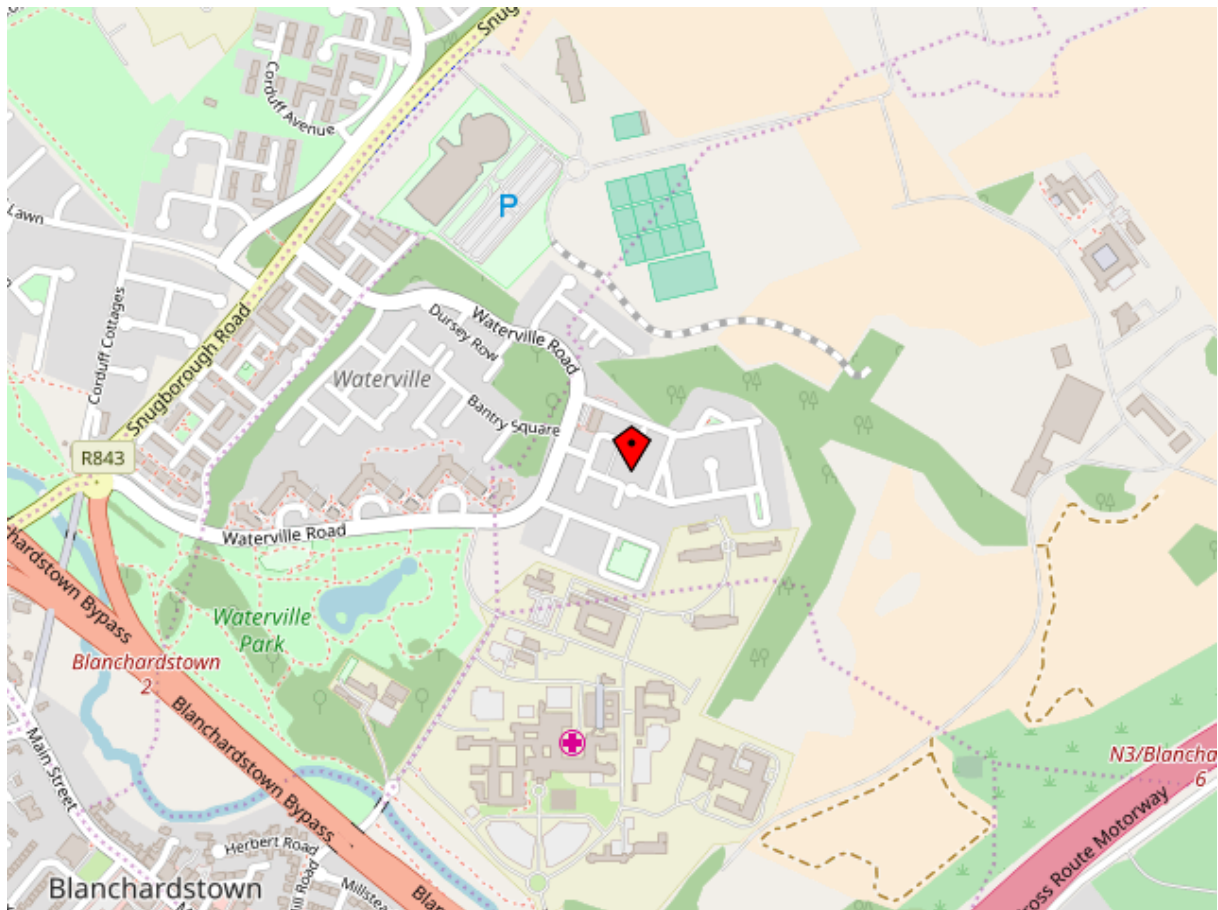
Large double bedroom with built in wardrobes, currently used as home office.

Bathroom

Bathroom. (3.08m x 2.27m)

Family bathroom with tiled floor, bath with shower over, WC and w.h.b.





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