



SUPERB 3 BEDROOM TERRACED TOWNHOUSE

10 Artillery Place, Newbridge, Co. Kildare, W12 R899

GUIDE PRICE: EXCESS OF € 200,000



PSRA Reg. No. 001536

10 Artillery Place, Newbridge, Co. Kildare,
W12 R899

FEATURES:

- * Short walk to Town Centre.
- * PVC double glazed windows.
- * Brick facade.
- * Garage to rear.
- * Excellent educational, recreational and shopping closeby.
- * Superb transportation network with train, bus and motorway.

DESCRIPTION:

* OFFERS IN EXCESS OF €200,000 *

Artillery Place is a terrace of 12 townhouses situated in a very central location in Town only a short walk from the Town Centre, restaurants, pubs, bank, post office and excellent shopping with Tesco, Dunnes, Woodies, Newbridge Silverware, Penneys, Lidl, Aldi, TK Maxx and Whitewater Shopping Centre. The house contains c. 775 sq.ft. (c. 72 sq.m.) of accommodation with PVC double glazed windows, brick facade and garage to rear.

Newbridge has much to offer and is an ideal commuter destination with bus route, M7 Motorway access at Junction 10 or 12 along with train service to City Centre either Grand Canal Dock or Heuston Station. Local amenities include GAA, rugby, soccer, basketball, hockey, hores riding, athletics, swimming, canoeing, fishing, golf, horse racing and leisure centres.

ACCOMMODATION:

Entrance Hall :

Living Room/Bedroom 3 : 3.30m x 3.20m
With coving and fireplace.

Sitting Room : 4.00m x 3.30m
With understairs storage, wooden floor, closet and coving.

Kitchen : 2.40m x 2.10m
With built-in ground and eye level presses, tiled surround and s.s. sink unit.

Shower Room :
w.c., vanity w.h.b., electric shower, fully tiled floor and walls.

Bedroom 1 : 4.35m x 3.35m
With fireplace.

Bedroom 2 : 3.45m x 3.45m
With wooden floor.

OUTSIDE:

Pedestrian access from rear, garage (7.5 x 2.6) with rear vehicular access.

SERVICES:

Mains water, mains drainage, refuse collection, electricity.

INCLUSIONS:

TBC

SOLICITOR:

Patrick J. Farrell & Co., Charlotte Street,
Newbridge, Co. Kildare, Ireland, W12 C663

BER: E2

BER NO: 116522145

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