

*SPACIOUS 2 BEDROOM APARTMENT*

*No. 30 Hollycourt,  
Broomfield Village,  
Midleton,  
Co. Cork.*

**For Sale by Private Treaty**



This modern and well presented 2 Bedroom apartment extends to c. 72m<sup>2</sup> / 755ft<sup>2</sup> and is located on the 2<sup>nd</sup> floor of this superbly situated residential development in the ever-popular Broomfield Village, just a short walk to all the amenities of Midleton Town and Train Station.

Viewing is highly recommended & by prior appointment.

**A.M.V. €165,000**

## Accommodation:

**Entrance Hallway :** with tiled floor, closet – double doors off to –



**Living Room :** 4.3 x 3.7 timber floor & French doors to South facing balcony.



**Kitchen /Dining Area:** 3.7 x 3.1 tiled floor, built-in units & eye level presses, plumbed for dishwasher & washing machine, electric oven & hob.



**Bathroom:** 2.2 x 1.7 tiled floor & bath surround, bath with pumped shower, w.c. & w.h.b.



**Bedroom 1:** 3.6 x 3.0 timber floor, built-in wardrobe.  
**En-Suite :** 2.5 x 1.00 pumped shower, w.c. & w.h.b.



**Bedroom 2:** 3.3 x 2.5



## OUTSIDE:



### Features:

- Turn-key condition
- Gas fired central heating
- Timber / tiled floors
- Built-in kitchen with units & eye level presses
- South facing balcony
- Built-in wardrobes in one bedroom
- Master bedroom en-suite
- Lift
- Secure complex with electric gated entrance with intercom access
- Allocated parking space
- Superb location, convenient to all amenities & Train Station.

**EIRCODE :** P25 VW14

**TITLE:** Freehold / Long Leasehold.

**SERVICE CHARGE:** €1,350 per annum

**BER DETAILS:** BER: B2 BER NO: 100682947

**SERVICES:** Mains water, drainage & gas.

**VIEWINGS:** Strictly by prior appointment.



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withdrawn. Applicants are advised to make an appointment through us before viewing and are respectfully requested to report their opinion after inspecting. Should the above not be suitable, please let us know your exact requirements. Any reasonable offer will be submitted to the owners for consideration.