

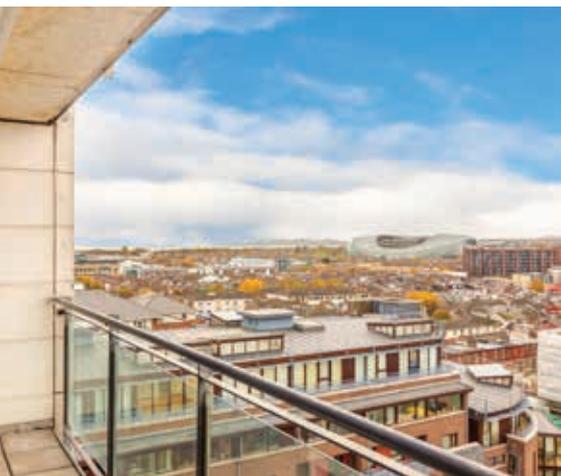


BER C2

62 The Millennium Tower,
Grand Canal Dock,
Dublin 4

owenreilly

For Sale By Private Treaty



62 The Millennium Tower, Grand Canal Dock, Dublin 4

DESCRIPTION

A prime location and stunning, 9th floor views combines in this spacious three bedroom apartment with parking. This is a hugely sought after location adjacent to Boland's Quay and Grand Canal Square with a host of amenities on the doorstep including the Marker Hotel and the iconic Grand Canal Theatre. The living room benefits from a south/east aspect and the breathtaking views take in Dun Laoghaire, the Dublin Mountains, the Aviva Stadium and Grand Canal Dock. The light filled interior comprises an entrance hall, an open-plan living/dining room with kitchen and breakfast bar, three double bedrooms with built in wardrobes, a master en-suite and a bathroom. Must be viewed to be appreciated.

LOCATION

Unrivalled setting overlooking Grand Canal Dock, Dublin's most hip city quarter, home to a variety of neighbourhood bars, bistros, cafes and restaurants which cluster around the historic city dock. St Stephen's Green, Ballsbridge, the IFSC and Sandymount are all within 20 minutes' walking distance while the DART at Grand Canal provides easy access to the city centre and beyond.

The locality benefits from a broad range of multi-national employers and indigenous enterprises including Google, Airbnb, Facebook, HSBC, Dogpatch Labs, Stripe and many more.

FEATURES

- Bright and spacious interior
- Close to DART station
- Convenient location close to the city centre
- Designated car parking space
- Electric storage heating
- Generous south facing terrace
- Stunning views over Grand Canal Dock

FLOOR AREA: 91 SQ. M.

BER: C2

NEGOTIATORS

Owen Reilly & Maya Healy



ACCOMMODATION

Entrance hall (4.79m x 0.89m)

L-shaped entrance hall with intercom and timber floor.

Living/dining room (6.79m x 5.79m)

Spacious south and east facing open-plan living/dining room with timber floor, boasting panoramic views of Grand Canal Dock, Dublin Port, Dublin Bay, the Dublin mountains and the Aviva Stadium.

Kitchen (2.86m x 1.82m)

Fully fitted kitchen with oven, hob, hood, microwave, fridge, freezer, dishwasher, washer-dryer and breakfast bar with granite surface.



Master bedroom (4.97m x 2.97m)

Spacious, south facing double bedroom with built-in wardrobes, access to the south facing terrace with views of the Aviva Stadium and en-suite.

Master en-suite (1.72m x 1.85m)

Shower room en-suite with tiled floor.

Bedroom 2 (4.07m x 2.58m)

South facing double bedroom with built-in wardrobes and access to the south facing terrace with views of the Aviva Stadium.

Bedroom 3 (4.27m x 2.44m)

East-facing double bedroom with built-in wardrobes and spectacular views of Grand Canal Dock and Dublin port.

Bathroom (2.21m x 1.82m)

Tiled bathroom with white three piece suite to include bath, WHB and WC.

Terrace (4.83m x 1.30m)

Spacious, south facing terrace with spectacular views of Grand Canal Dock, the Dublin Mountains, the Aviva Stadium and Dun Laoghaire.



owenreilly

City Centre Office

41 Forbes Quay,
Grand Canal Dock, Dublin 2

Ph: 01 677 7100

Email: sales@owenreilly.ie

Southside Office

1 Milltown Centre,
Milltown Dublin 6

Ph: 01 283 0200

Email: sales@owenreilly.ie

Dublin 8 Office

4 Camden Market,
Portobello, Dublin 8.

Ph: 01 475 1275

Email: sales@owenreilly.ie

These particulars are issued by Owen Reilly Property Consultants on the understanding that any negotiations relating to the property are conducted through them. While every care is taken in preparing particulars, the firm do not hold themselves responsible for any inaccuracy in the particulars or the terms of the properties referred to or for any expense that may be incurred in visiting same should it prove unsuitable or to have been let, sold or withdrawn. Applicants are advised to make an appointment through us before viewing and are respectfully requested to report their opinion after inspection. Should the above not be suitable please let us know your exact requirements. Any reasonable offer will be submitted to the owner for consideration. PRSA Licence number: 002370