



BER C2

304 Mother Teresa House,
Loreto Abbey,
Rathfarnham,
Dublin 14

owenreilly

For Sale By Private Treaty



304 Mother Teresa House, Loreto Abbey, Rathfarnham, Dublin 14.

DESCRIPTION

A stunning, light filled, three bedroom penthouse featuring a generous, south facing terrace which enjoys attractive views towards the Dublin Mountains. Presented in turn-key condition, special features include two designated parking spaces, a real sense of privacy, top floor corner setting and ample storage space. Loreto Abbey enjoys open green spaces, mature trees and is set back from the main road.

The spacious and light filled interior comprises a welcoming entrance hall with storage space, south facing living room with floor to ceiling windows, dining space and kitchen, three double bedrooms, master en-suite and a bathroom. Must be viewed to be appreciated.

LOCATION

Loreto Abbey is a well maintained development with every conceivable amenity on it's doorstep including the local shops, delicatessens and fine eateries at Rathfarnham Village as well as the bustling villages of Rathgar, Terenure, Churchtown and Dundrum Town Centre

all nearby. Excellent schools, both primary and secondary, are within walking distance as well as a number of bus routes into the city centre and the M50 is very close. Many leisure & sports facilities nearby, including Bushy Park, Rathfarnham Castle & Grounds, St Enda's Park, Marley Park, Edmondstown & Rathfarnham Golf Clubs.

SPECIAL FEATURES

- Access to terraces from living room and all bedrooms
- Large wrap around terrace
- South facing terrace
- Superb views
- Three double bedrooms
- Turn-key condition
- Two secure underground car parking spaces

FLOOR AREA: 98 Sq. M.

BER: C2

NEGOTIATORS

Owen Reilly & Steven Quinn



ACCOMMODATION

Entrance Hallway

(4.83m x 0.98m)
L-shaped entrance hall with hot-press and storage space.

Storage space

(1.78m x 1.61m)
Tiled floor with washing machine and built in shelving.

Living room

(7.40m x 6.04m max)
Spacious, light filled, open plan living room with hardwood flooring, spot lighting and floor to ceiling glazing with access to a large South facing terrace which enjoys stunning views of the Dublin Mountains.

Kitchen (3.10m x 2.16m)

A contemporary, fully fitted kitchen with a full range of integrated appliances to include oven, hob, hood and fridge/freezer.

Master bedroom

(4.41m x 4.02m)
Master bedroom with built

in wardrobes, access to West facing terrace and en-suite.

En-suite (2.45m x 1.42m)

Fully tiled bathroom with large shower unit, wc, whb and heated towel rail.

Bedroom 2

(6.33m max x 3.76m)
Double bedroom with built in wardrobes and access to the terrace.

Bedroom 3

(3.42m x 2.77m)
Double bedroom with built in wardrobes and access to large wrap around terrace.

Bathroom

(3.53m x 1.65m)
Fully tiled bathroom with bath, wc, whb and heated towel rail.

Terrace

Large south facing wrap around terrace with stunning views of the Dublin & Wicklow mountains.

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