

Hamptons

INTERNATIONAL



5 Enniskerry Road, Phibsboro, Dublin 7, D07PP62

5  3  3 

GUIDE PRICE

£610,000

(€695,000)

Property details



Attributes

 Garden

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Description

5 bedroom house for sale DNG are delighted to present a superb vacant Pre'63 Investment property situated in the heart of Phibsboro Village, 800m from the LUAS line, 900m to the Mater Hospital and a short stroll from TUD College Campus at Grangegorman. This fine red brick period property has been very well maintained by its current owners and consists of 3 large residential units, 2 x 1 beds and 1 x 3 bed plus attic conversion. Located between off Phibsboro Road, between the Royal Canal and North Circular Road, Enniskerry Road is adjacent Phibsboro Village and within walking distance to City Centre. The windows are double glazed throughout and the heating is gas fired. The property is sure to interest investors seeking a beautiful building, close to a wealth of local amenities, offering excellent rental potential in a sought-after mature setting and location. Viewing is very highly recommended.

Hallway 4.75m x 1.7m Smart entrance hallway with fitted carpets, high ceilings, ornate coving and picture rails - access to electric meters

Unit 1 29sq.m One bedroom unit with kitchen/dining room with vinyl floors and plumbed for washing machine - shower room with floor tiles, upvc wall cladding, extractor fan and under sink storage - double bedroom with fitted carpets, quality built in wardrobes and access to the rear garden

Unit 2 29.5sq.m One bedroom unit to rear on ground floor - hallway with fitted carpets and dado rail - shower room with wall tiling, wc and whb - under sink storage, wooden ceiling cladding and extractor fan - High gloss fully fitted kitchen/dining room with grey subway wall tiling, Oak wood floors and built in storage units. Double bedroom with modern grey fitted carpets and patio door to rear garden.

Unit 3 61.2sq.m First floor 3 bedroom unit with attic conversion - Fully fitted kitchen/dining area, shower room with pvc wall and ceiling cladding, vinyl floors, new wc and new whb. 3 bedroom with fitted carpets and attic 5m x 3.6m suitable for a variety of uses

Outside front City garden with original railings - solid hardwood door with fan light above

Outside rear Walled south facing rear garden with bicycle shed and pedestrian access





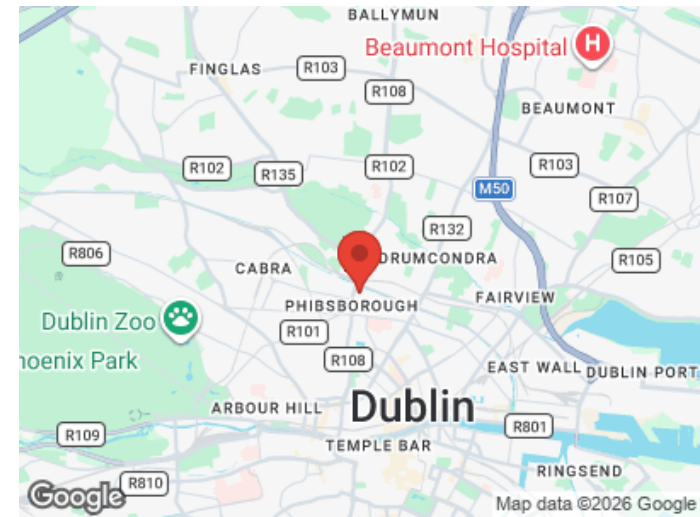
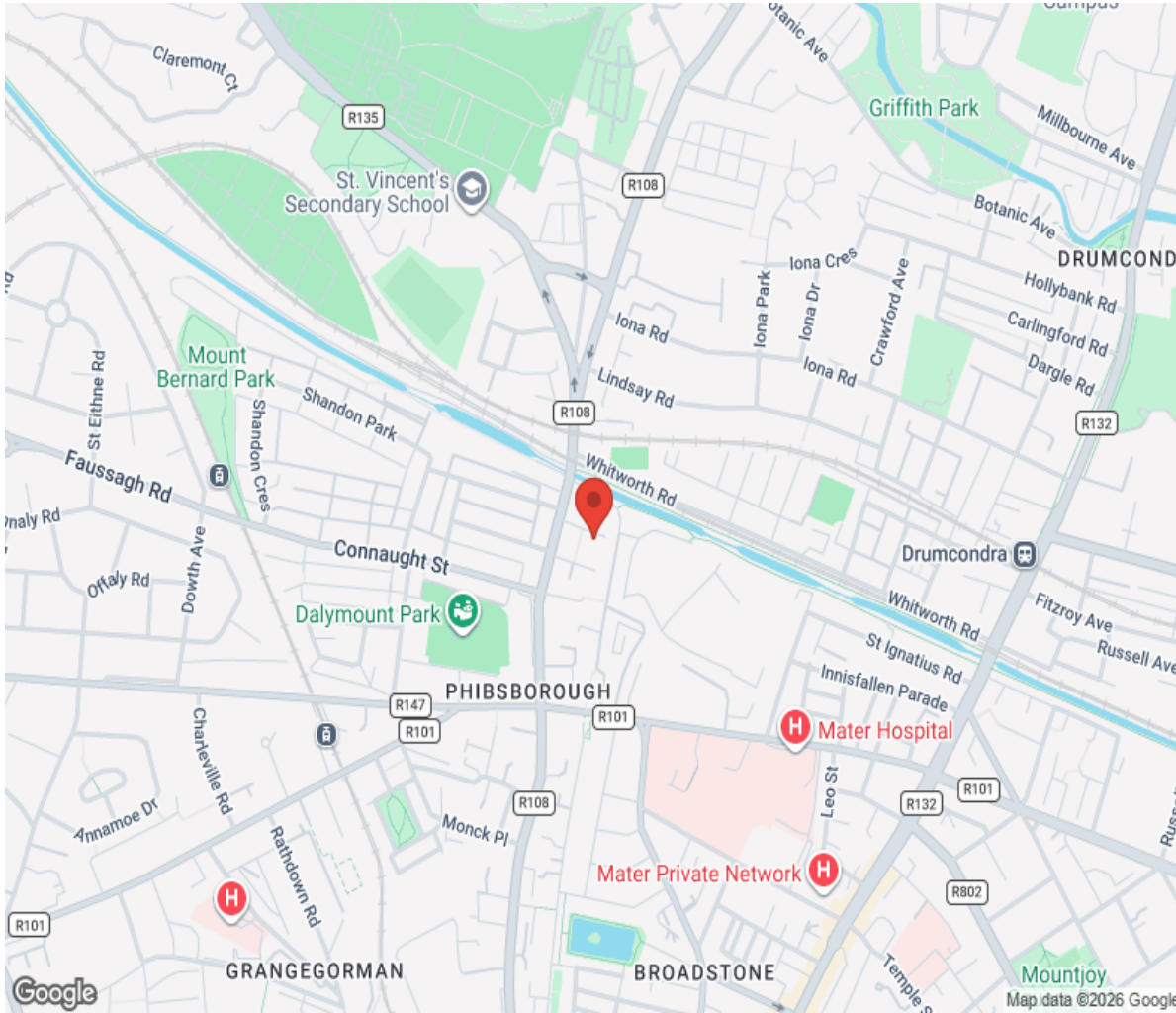








Location



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+44 (0)20 8618 4551

international@hamptons.co.uk

www.hamptons-international.com