



Maillard
& Co

£ 345,000

La Rue Hilgrove

For Sale



“Beautifully Appointed First Time Buyer
Apartment in the Heart of Gorey Village”

1

Bedrooms

1

Receptions

1

Bathrooms

For Sale

Property features

Beautiful Interior	Designated Parking
Heart of Gorey Village	No Onward Chain
Own Entrance	Communal Garden



Property details

Beautifully Appointed First Time Buyer Apartment in the Heart of Gorey Village

An exceptionally well presented apartment situated in a small block in the heart of Gorey Village within walking distance of the local amenities, bus, beach and bars and eateries on the pier.

Restricted to first time buyers only, the apartment is situated on the ground floor with its own entrance and has been the subject of complete renovation in recent years and now features underfloor electric heating throughout, a stunning bathroom with roll top bath, a large breakfast bar linking the living room to the kitchen and beautiful decor throughout. An entrance porch allows you to hang your coat and kick off your shoes and an additional walk in store cupboard provides great additional storage.

A communal garden sits to the rear of the property and there is designated parking for one car and plenty of visitor parking in the public car parks nearby.

Underfloor electric heating. Mains water and drains. Service charge approx £300 per annum to include property management.

Disclaimer

Please call Maillard & Co on 880 880. Please note that all areas and measurements given in these particulars are approximate and rounded. The text, photographs and floor plans are for general guidance only.

Once an offer is accepted and negotiations for the purchase of a property are entered into, the prospective purchasers will be asked to produce photographic identification (passport or driving licence) and proof of residency documentation eg, a current utility bill together with confirmation of source of funds. This is in order for us to comply with the current Money Laundering Legislation.







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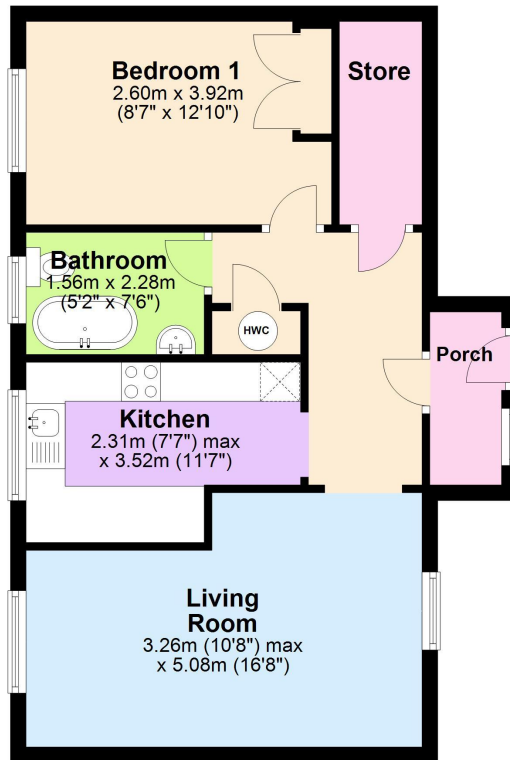






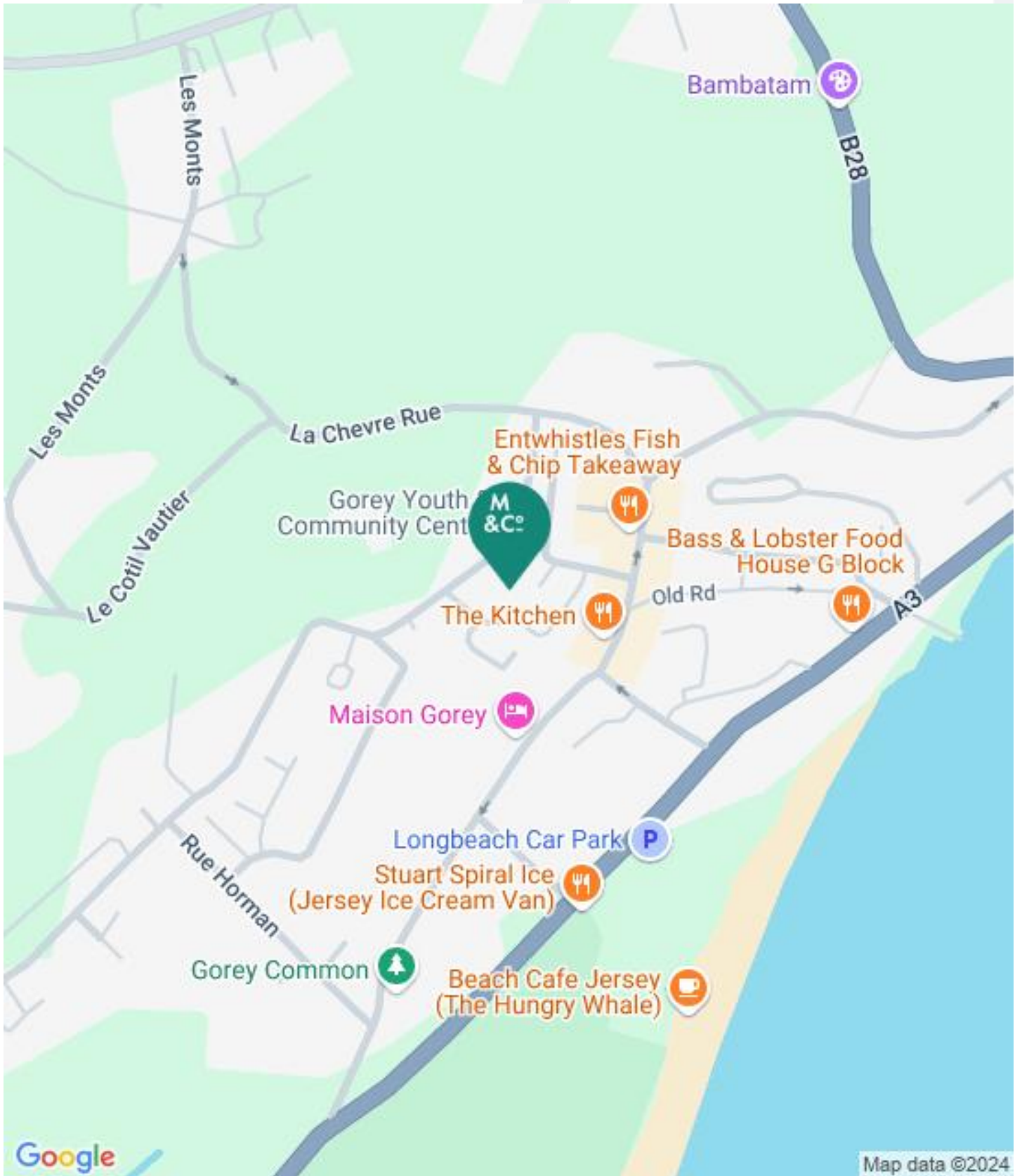
Ground Floor

Approx. 49.5 sq. metres (532.7 sq. feet)



Total area: approx. 49.5 sq. metres (532.7 sq. feet)

These particulars whilst we believed to be accurate are set out for general guidance only. Floor plans, where included are intended for reference only and are not drawn to scale. Neither constitutes any part of a formal offer or contract. Purchasers should not rely upon them as statements of representation of fact, and must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property. We have not tested any apparatus, fixtures, fittings or services at the property. Interested parties must undertake their own investigation into the operation of any such items.
Plan produced using PlanUp.





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