

REA

O'BRIEN COLLINS



Large ground floor two bedroom apartment (approx. 68 sqm / 732 sq ft)
situated within a gated town centre Mill conversion complex.

FOR SALE BY PRIVATE TREATY

5 Prestons Mill
Wellington Quay
Drogheda
A92 XA34

Asking Price €175,000

BER D1



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PSRA LICENCE NO: 003766

DESCRIPTION

Located on the ground floor of Prestons Mill, a gated converted Mill complex in the heart of Drogheda town centre, No 5 is accessed via a foyer entrance. A good size entrance hall leads into an open plan kitchen / living / dining room which has two windows on to an inner courtyard. At one end, there is a kitchen which has a range of fitted storage units and electrical appliances which are included in the sale. There is plenty of space for a dining table and sofas / armchairs. Immediately next door, the first of the two double bedrooms has good built-in wardrobe storage. Next to this, the master bedroom, which also has BIW storage, has the benefit of a shower room (electric shower, wc & whb) with a tile finish to its floor and shower. Off the hall, there is a bathroom (bath, wc & whb) with tiled floor and wet areas. A hot press is shelved for additional storage. Outside, there is communal parking accessed via electric gates on Wellington Quay.

LOCATION

Located off Wellington Quay, Prestons Mill is a stroll away from the many retail, business and entertainment amenities on offer within the town centre. It is within 15 minutes' walk of the town's mainline train station and is located across the river from the town's bus station – a private residential location in the heart of Drogheda town centre! Access to the complex is via Wellington Quay immediately adjacent to the former Dominican church.



FEATURES

- Easily accessible ground floor apartment.
- Ideally suited for owner occupation or as an investment.
- Within a stroll of the many amenities on offer within Drogheda town centre.
- Secure gated apartment scheme.

SERVICES

- Electric storage heating.
- Mains water & sewerage.
- Electric gated entrance.

ACCOMMODATION

- Entrance hall; hot press
- Kitchen / Living / Dining: 5.45m x 4.0m; range of kitchen units; electrical appliances included in sale: electric oven, hob & overhead extractor; fridge & washing machine.
- Bedroom 1: 3.8m x 2.7m; wall of built-in wardrobes (BIW).
- Bedroom 2: 4.81m x 2.75m, BIW & en suite shower room: 1.85m x 1.78m (shower, wc & whb).
- Bathroom: 2.0m x 1.83m; bath, wc & whb; tiled floor & wet areas.
- Hot press, shelved for storage.





PRICE

Asking Price €175,000

VIEWING

By prior appointment

Contact the office at

REA O'Brien Collins
John Street
Drogheda
Co Louth

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www.rea.ie

DIRECTIONS

Access to Prestons Mill is from Wellington Quay adjacent to the former Dominican Church

Use Eircode: A92 XA34

BER NO: 116712472 BER: D1

For more photos of this property please go to our website WWW.REAOBRIENCOLLINS.IE

You can also view this property at
WWW.MYHOME.IE
WWW.DAFT.IE

Walk-through video: <https://youtu.be/3CR7EaeR3aw>



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