

12th December 2016

To: The Chairman and Members of
North Central Area Committee

Meeting: 19th December 2016

Item No.

With reference to the disposal of 2 apartments at New Priory, Hole in the Wall Road, Dublin 13

Further to Report 244/2016 which was presented to the City Council in September 2016, the redevelopment of Phase 1 of New Priory (formerly Priory Hall) is now complete. The sale of Phase 1 of the development was launched on the 20th October 2016.

Phase 1 (Blocks 1-7) comprises 60 apartments of which 43 apartments were offered for sale on the open market. Booking deposits have been received for all apartments on offer and all potential purchasers have arranged a mortgage privately.

The site location is shown on map index number SM-2016-0546 submitted with this report.

The City Council approved the disposal of 41 apartments at the meeting on the 5th November 2016 and it is now proposed to dispose of the remaining 2 apartments offered for sale as detailed below:

Apt No.	Address	Name of Purchasers	Sale Price
1	Block 5, New Priory, Hole in the Wall Road, Dublin 13	Patricia McNamara	€165,000
4	Block 1, New Priory, Hole in the Wall Road, Dublin 13	Natasha Karpenko	€178,000

There shall be an obligation on the purchasers to become members of the Management Company, which shall be responsible for the maintenance, repair and insurance of the common areas of the entire development. In this regard the purchasers shall be liable for the service charge from the date of purchase.

The disposal shall be subject to any such covenants and conditions as the Law Agent in his discretion shall stipulate.

No agreement enforceable at law is created or intended to be created until an exchange of contracts has taken place.

Dated this 12th day of December 2016.

Declan Wallace

Assistant Chief Executive