

APARTMENT 4

55 Lad Lane, Dublin 2

FOR SALE



55 LAD LANE

55 Lad Lane presents an exclusive opportunity to reside in one of Dublin 2's most prestigious new developments. Apt 4 offers a seamless blend of urban living and modern comfort.

Designed by Darrell O'Donoghue of ODAA architects, this development comprises of just 25 contemporary apartments set over five floors with generous terraces and striking architectural design defined by angular screen walls and balconies that enhance privacy and natural light. Apt 4 is a stunning two-bedroom extending to approximately 91 sq. m/ 980 sq. ft located on the second floor. This exceptional apartment is finished to high standard and is ideal for those seeking both luxury and sustainability in the heart of the city. Ideally located in the heart of Dublin, 55 Lad Lane offers unmatched convenience with a wealth of amenities just steps away.











ACCOMMODATION

A sophisticated two-bedroom residence that is finished to an exceptional standard. This apartment comprises a spacious hallway, a bright and airy living room with access to a large balcony and is fitted throughout with elegant, engineered oak herringbone flooring that brings warmth to the space. The bespoke charcoal kitchen by German brand Allmilmo features sleek, handle-free cabinetry, Arabescato marble worktops, and integrated Siemens appliances, including an Insinkerator tap for filtered and hot water. A large island adds storage and seating, ideal for entertaining. A separate utility room includes a washer, dryer, and built-in storage. The apartment offers two spacious double bedrooms with full-height Zalf wardrobes and balcony access. The main bedroom has a luxurious en-suite with walk-in shower; the main bathroom is equally stylish with premium fittings and marble accents. This A-rated apartment includes two underground parking spaces, a private storage room, and access to a rooftop terrace with city views, combining refined urban living with modern comfort and efficiency.









LOCATION • FEATURES

Tucked away in the heart of Dublin 2, 55 Lad Lane offers a rare opportunity to enjoy city living at its most convenient. This prime location, in Dublin's traditional Central Business District places you just moments from St Stephen's Green, the Iveagh Gardens, and Grafton Street, with its vast array of shops, cafés, and restaurants.

Set within a well-maintained development, the property enjoys a peaceful setting while still being at the centre of it all. Whether you're commuting or exploring the city, excellent transport links are right on your doorstep, including the LUAS

at Harcourt Street, the DART at Pearse Station, and numerous Dublin Bus routes.

The area is also home to some of Dublin's most iconic cultural and business landmarks, including the National Concert Hall, Iveagh House, and many leading law firms and tech companies. For those who value both lifestyle and location, 55 Lad Lane delivers the perfect balance of comfort, convenience, and city charm.

VIDEO

Click link below to view the virtual tour

 [55 Lad Lane Video](#)

LOCATION MAP

Click below to view the location map for Lad Lane.

 [D02 F962](#)



SIZE

91 sq. m. / 980 sq. ft. Approx

BER

BER: A2

BER No: 117261586

Energy Performance Indicator: 39.86 kWh/m²/yr

FEATURES

- Spacious accommodation
- Lift access
- Thermostatic-zone underfloor heating system
- Generous outdoor private terraces
- Double glazed windows
- Fully integrated high end appliances
- Car parking spaces available

VIEWING

By appointment with Knight Frank.

CONTACT



Tara Jerman

Senior Sales Negotiator

Assoc SCSi

E: tara.jerman@ie.knightfrank.com

THINKING OF SELLING?

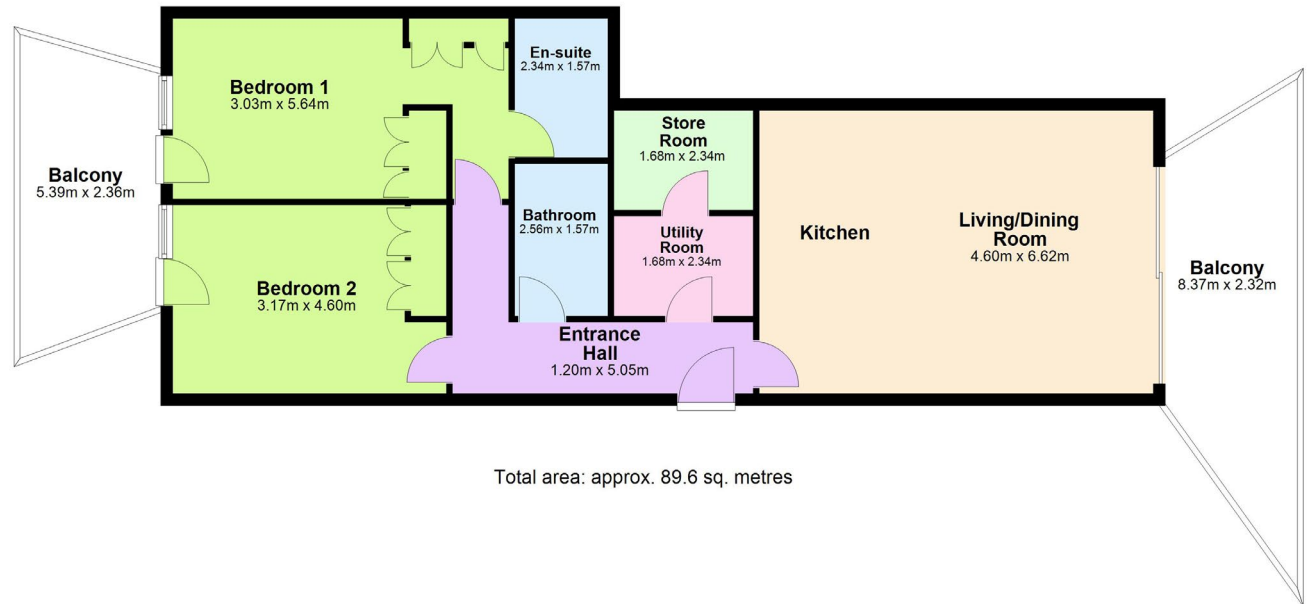
If you are considering a sale and would like a free residential valuation to find out how much your home could be worth, please [click here](#) to get in touch with our team of experts.

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T: +353 1 634 2466

E: residential@ie.knightfrank.com

FLOOR PLANS



Not to scale, floorplans are for identification purposes only and measurements are approximate.



20-21 Upper Pembroke Street,
Dublin 2

Tel: +353 1 634 2466

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