



Drogheda

Everything U need, right here

U by urbeo

U Drogheda.
A brand-new development
located on the Southside of
Drogheda Town and close to
all important amenities that
Drogheda has to offer.



**Located in
Bryanstown,
Drogheda, U
Drogheda is
a brand new
development being
launched to the
rental market.**

Consisting of 2 and 3 bedroomed apartments, all homes in U Drogheda are “A” rated, meaning residents will enjoy comfort and warmth all year round. All units are cleverly design to maximise on storage, offering ample storage spaces and generous walk-in cupboards.

The scheme is all about attention to detail. Residents here will find quality finishes and materials throughout including high-end kitchens and luxury bathrooms. All our units are fitted with bespoke U furniture designed by Ventura Living.

Book a viewing anytime by contacting our leasing agents at:

**udrogheda@dmpc.ie
+ 353 1 4967574**



A place
for **U** to
call home



Space for U to Live

We have tried to consider everything you will need as a resident at U.

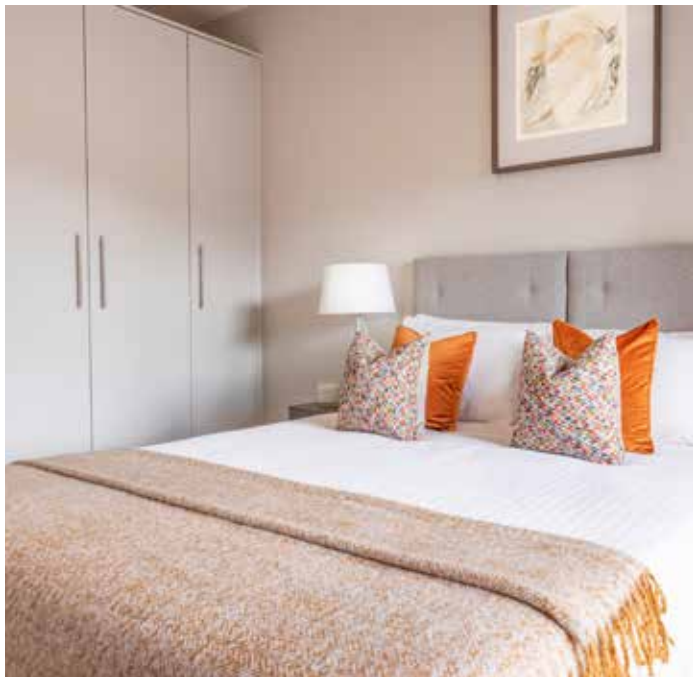
Light filled, open-plan layouts to maximise the use of space. High-quality modern kitchens. Energy efficient A-rated homes for cosy winter evenings and energy saving. Lots of storage space, and private balconies for soaking up the summer sun.

We place U at the centre of everything we do, and we think you will notice when you rent with us.





Large open plan kitchen/
living areas and a dedicated
utility room providing
additional storage space.
Large windows ensure
that outside and inside are
seamlessly connected.







Experience Luxury

All units at U Drogheda are fully furnished to the highest standards. Luxury fabrics and stylish modern materials have been handpicked to suit modern tastes. Our fitout partner, Ventura Living, design and oversee the crafting of all our furnishings just for our residents. Our bespoke beds are thoughtfully designed, giving you easy access to additional underbed storage.





Right where U need to be

U Drogheda is ideally located close to Drogheda Town Centre. Here, residents will find a choice of boutiques, high-street stores, restaurants, bars, and artisan cafés. The town and surrounding area boast of various sports clubs: rowing, GAA, soccer, rugby, tennis, and golf courses.





Getting U around

U Drogheda is conveniently situated on the south side of Drogheda and offers easy access to Dublin Airport, Dublin City and the M1, M50 motorways. With excellent intercity bus & rail links, U Drogheda offers relaxed modern suburban living, with quick access to commuter links when there's a need to.



Travel Times

Drogheda
Town
10 mins

Dublin
Airport
24 mins

Dublin
City Centre
60 mins

Source: Google Maps



Local to U

Local amenities that service everyday living are close by.

These include Dunnes Stores, Lidl and Gerrys Fresh Food, Boots Pharmacy, County Louth Golf Club and Boyne Rovers Football Club.

There are plenty of school and childcare options (including crèches) for its residents which include: St Paul's Senior National School, Marymount National School, Sacred Heart National School and St Marys.

Site Plan & Unit Types



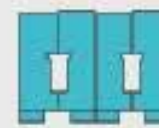
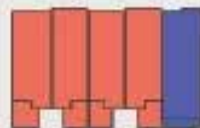
Typical floor plates:

Ground Floor

First Floor

Second Floor

Blocks F & H



Apartment Legend:

Type A

2 Bed
Apartment
(Double Aspect)
79 sq.m

Type B

3 Bed
Apartment
(Triple Aspect)
93-102 sq.m

Type C

2 Bed
Apartment
(Double Aspect)
74-82 sq.m

Type E

2 Bed
Apartment
(Double Aspect)
82 sq.m

Type G

2 Bed
Duplex
(Double Aspect)
84 sq.m

Key Features

- Well connected to public transport and national road networks.
- High-quality kitchens, bathrooms, and appliances
- Bespoke high-quality furnishings by Ventura Living
- Highly efficient homes - warm year-round
- Fully wired for phone, cable, and immediate super-fast broadband - exclusive Virgin Media deals available only for Urbeo residents
- Car and Bicycle parking onsite
- Dedicated Management Team on call just for you
- Easy Access to M1 and key employment hubs

Prices starting from:

*per calendar month

**2 bed
apartment
€1,900**

**2 bed duplex
apartment
€1,950**

**3 bed
apartment
€2,200**

Renting with U

We place you at the centre of everything we do. From the choice of great locations, to the design of your home, daily maintenance and attention to detail, our priority is always you.



A landlord you can trust.

We are reliable, friendly, and most importantly, we will do what we promise to do. Our dedicated management teams are on-call for you.



Flexibility and Security.

We want you to have security of tenure. We own all our buildings, and this is our business which means you can rent with us for as long as you want!



We take Care of U.

We want you to look forward to coming home. All our developments have a dedicated management team who will attend to your needs.



Seamless Move-In.

We make the move-in process as seamless as possible with the help of our friendly letting agents.



We'll do the hard work.

We want you to be proud of where you live. We cut the grass, weed the flower beds, and sweep the pavements giving you more time to enjoy life.



Connected Developments.

Our homes are close to quality public transport links and road infrastructure so you can spend more of your time where you want to, not getting there.



U by Urbeo is a newcomer in Dublin's rental accommodation market. We are bringing you beautiful modern homes in well-connected and managed communities all around the city.

We are an institutionally owned and professionally managed Irish residential rental business. We are focused on creating best-in-class, high quality residential rental neighbourhoods with an emphasis on customer service and active management. We currently have over 1,500 properties under management and over 500 units under construction in and around Dublin city.

Find out more at ubyurbeo.com.

DISCLAIMER

Any intending tenant(s) shall accept that no statement, description or measurement contained in any newspaper, brochure, magazine, advertisement, handout, website or any other document or publication, published by Urbeo or by MDPM, as the landlord's agent, in respect of the premises shall constitute a representation inducing the tenant(s) to enter into any lease, or any warranty forming part of any such contract to lease. Any such statement, description or measurement, whether in writing or in oral form, given by the vendor, or by MDPM as Urbeo's agent, are for illustration purposes only and are not to be taken as matters of fact and do not form part of any contract. Any intending tenant(s) shall satisfy themselves by inspection, survey or otherwise as to the correctness of same. No omission, mis-statement, mis-description, incorrect measurement or error of any description, whether given orally or in any written form by Urbeo or by MDPM as Urbeo's agent, shall give rise to any claim for compensation against Urbeo or against MDPM, nor any right whatsoever of rescission or otherwise of the proposed lease. Any intending tenant(s) are deemed to fully satisfy themselves in relation to all such matters. These materials are issued on the strict understanding that all negotiations will be conducted through MDPM.

Sole letting agent:



udrogheda@dmpc.ie
+ 353 1 496 7574

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