

Marshalsea Court, Merchants Quay, Dublin 8

[summary](#) [amenities](#) [transport](#) [specification](#) [streetview](#)



- Office To Let
- Self-contained suites on the third floor from 221 sq.m/2,380 sq.ft - 446 sq.m/4,800 sq.ft
- Bright dual aspect with existing partitioning in place
- Flexible new lease terms
- Ample car parking available
- Rent on application

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summary amenities transport specification streetview



(Within 500m / 5mins walk)

Cafés / Restaurants: Courts Café, Caffè Noto, The Italian Corner, Ciao Bella Roma, Fresh

Pubs: The Brazen Head, O'Sheas Merchant, The Quill, The Legal Eagle, The Porterhouse

Shops: Courts Coffee Shop, Spar, Post Office, XL Stop & Shop, Reilly's Pharmacy

Hotels: The Clarence Hotel, Morrison, Jury's Hotel, Fitzsimons Hotel

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Bus: Merchants Quay stop is within 70 m (1 min): [Nearest Dublin Bus Stop](http://www.dublinbus.ie/en/Stop-on-Map/?returnurl=/en/Your-Journey1/City-Centre-Bus-Stops/&stopnumber=1444&toBoxOrNot=false)
(www.dublinbus.ie/en/Stop-on-Map/?returnurl=/en/Your-Journey1/City-Centre-Bus-Stops/&stopnumber=1444&toBoxOrNot=false)

Luas: Four Courts LUAS stop is within 400m (5 mins): [Luas Timetable & Stops](http://www.luas.ie/four-courts.html)
(www.luas.ie/four-courts.html)

Train: Heuston Station is 1km (13 mins): [Information on Heuston Station](http://www.irishrail.ie/Dublin%20(Heuston))
([www.irishrail.ie/Dublin%20\(Heuston\)](http://www.irishrail.ie/Dublin%20(Heuston)))

Bike: Dublin Bike Station is within 300m (4 min): [Nearest Bike Station](http://www.dublinbikes.ie/All-Stations/Station-map?KeyWords=High+Street+)
(www.dublinbikes.ie/All-Stations/Station-map?KeyWords=High+Street+)

Parking: In addition to dedicated parking there are a number of multi-storey car parks close by: [Nearest Public Parking Facilities](http://www.parkopedia.ie/parking/merchants_quay_dublin/)
(www.parkopedia.ie/parking/merchants_quay_dublin/)

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[summary](#)
[amenities](#)
[transport](#)
[specification](#)
[streetview](#)

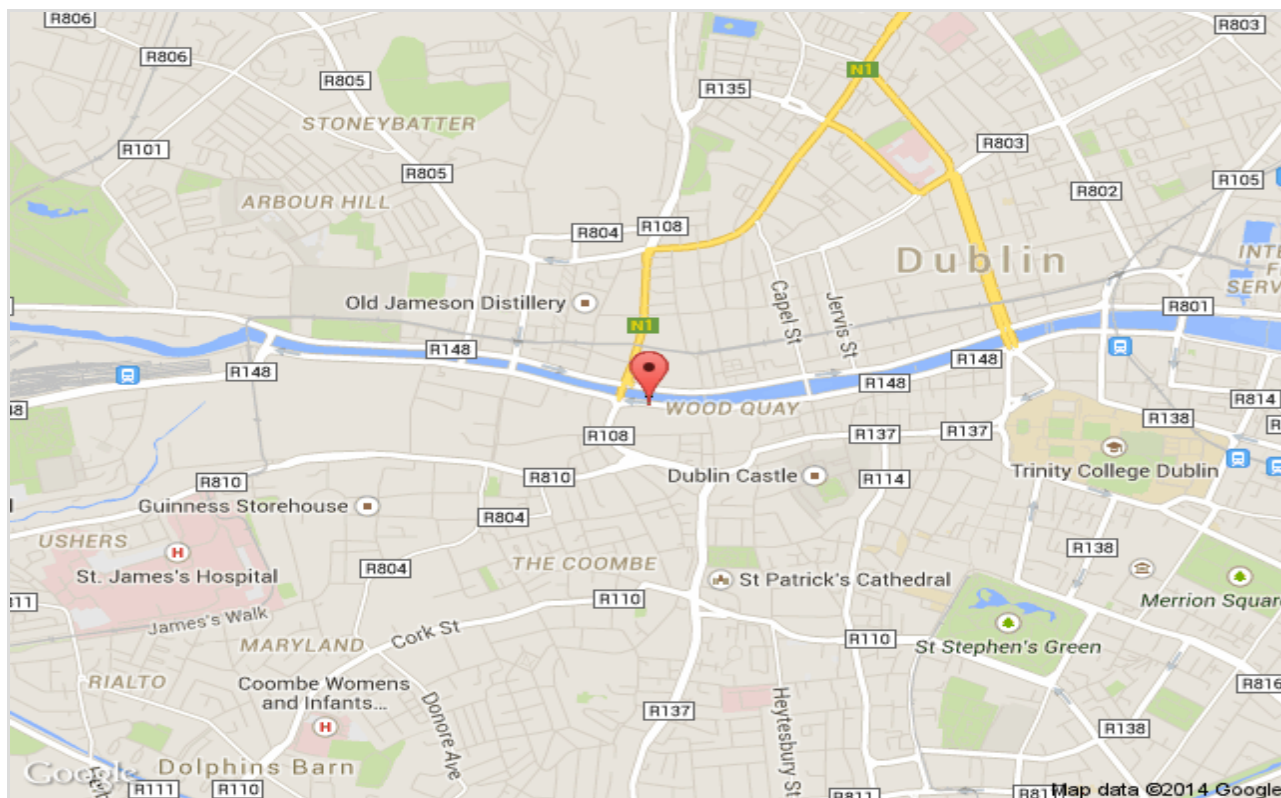


- Existing partitioning in place
- Suspended ceilings
- Recessed lighting
- Carpeted throughout
- Fitted canteen
- Access control
- 24 hour CCTV surveillance
- On site concierge



View Floor Plan

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Tel: +353 (1) 6477900
Katie Williams
kwilliams@bannon.ie
001830-002390



Tel: +353 (1) 6477900
Louise Doherty
ldoherty@bannon.ie
001830-003866