



# EastGate

LITTLE ISLAND, CORK.



## EastGate RETAIL PARK

TO LEASE RETAIL WAREHOUSE UNITS IN MUNSTER'S LARGEST RETAIL PARK

# SCHEDULE OF AREAS

## RETAIL WAREHOUSE

ANCHOR UNIT 1	c.4,180m <sup>2</sup>
UNIT 1A	c.1,387m <sup>2</sup>
UNIT 2	c.929m <sup>2</sup>
UNIT 3	c.929m <sup>2</sup>
UNIT 4	c.929m <sup>2</sup>
UNIT 5	c.1,250m <sup>2</sup>
UNIT 6	c.833m <sup>2</sup>
UNIT 7	c.697m <sup>2</sup>
UNIT 8	c.697m <sup>2</sup>
UNIT 9	c.934m <sup>2</sup>
UNIT 10	c.1,619m <sup>2</sup>
UNIT 11	c.1,871m <sup>2</sup>





RETAIL WAREHOUSE

EastGate

# Munster's LARGEST RETAIL PARK

providing Major Retail Warehousing | Local Shopping | Bank | Automall | Restaurant | Fast Food | Offices

## DEMOGRAPHICS

### CATCHMENT POPULATION

30 minute drive zone -	325,746* persons
45 minute drive zone -	370,242* persons
60 minute drive zone -	498,914* persons
90 minute drive zone -	865,149* persons

\* 2006 preliminary figures

- C.5km from Cork City Centre.
- Wealthy core catchment area concentrated on "East Cork City" zone
- Convenient to Cork City, the rapidly expanding suburbs and satellite towns including Cobh, Riverstown, Watergrasshill, Fermoy, Glanmire, Glounthaune, Carrigtwohill, Midleton and Youghal.

## STRATEGIC LOCATION

- Ideal "gateway" location immediately adjacent to Jack Lynch tunnel to service all the eastern suburbs of Cork City. Located at Little Island interchange with Eastern Parkway and within 15 minutes of Cork Airport.
- Substantial trading potential from existing major employment users and expanding residential areas within immediate access.

## LITTLE ISLAND - A REAL DESTINATION

## EASTGATE – Cork's Growing RETAIL VENUE

**Retail Warehouse** total c.16,285m<sup>2</sup> AVAILABLE  
UNITS from c.697m<sup>2</sup> to c.5,567m<sup>2</sup>

**AutoMall** COMMENCING TRADING SPRING 2008  
7 MAIN DEALERSHIPS 5 SOLD, 1 RESERVED  
2 ACRE SITE AVAILABLE

**Retail Village** c.3,715m<sup>2</sup> TRADING  
CRECHE/RESTAURANTS c.930m<sup>2</sup> TRADING  
PUBLIC HOUSE/RESTAURANT c.1000m<sup>2</sup> AVAILABLE

JOIN: SPAR • Bank of Ireland • Auctioneers  
All Ireland Mortgages • Pizza Hut • Hackett's Bookmakers  
Panda Paws Crèche • KFC • O'Brien's Sandwich Bars  
Island Hair & Beauty Salon • Little Island Pharmacy.



# EastGate RETAIL PARK SITE PLAN



\*Subject to Planning Permission.

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## JOINT AGENTS



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## DEVELOPER



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