

To Let



Office Premises
Union Quay, Cork



2 Bruach na Laoi, Union Quay, Cork.

60 sq m (650 sq ft)

- High profile, self-contained office unit
- Excellent location in close proximity to South Mall, City Quarter, City Hall and the Elysian
- Kent Railway Station, Cork Central Bus Station and Lapps Quay Park and Ride facility are all within minutes' walk of the property
- The property includes open plan office and reception area
- Car Parking space available with property

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BER C3

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www.dtz.ie

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60 sq m (650 sq ft)

LOCATION

The property is located on Union Quay, south of the south channel of the River Lee. The South Mall, the heart of Cork City's central business district is directly opposite the property. The property is also situated immediately adjacent to Cork City Hall, Cork District Court and Cork School of Music.

Patrick Street, Opera Lane, the Central Bus Station and Kent Rail Station are within minutes of the property.

DESCRIPTION

The property comprises a ground floor unit with open plan office and reception area. The property is suitable for a variety of service occupiers

The property benefits from the availability of a car parking space.

A connecting unit of a further 650 sq ft is also available.

BER DETAILS

BER C3
Ber No. 800270126
Energy Performance Indicator: 471.96 kWh/m²/yr.

PRICE

On Application.

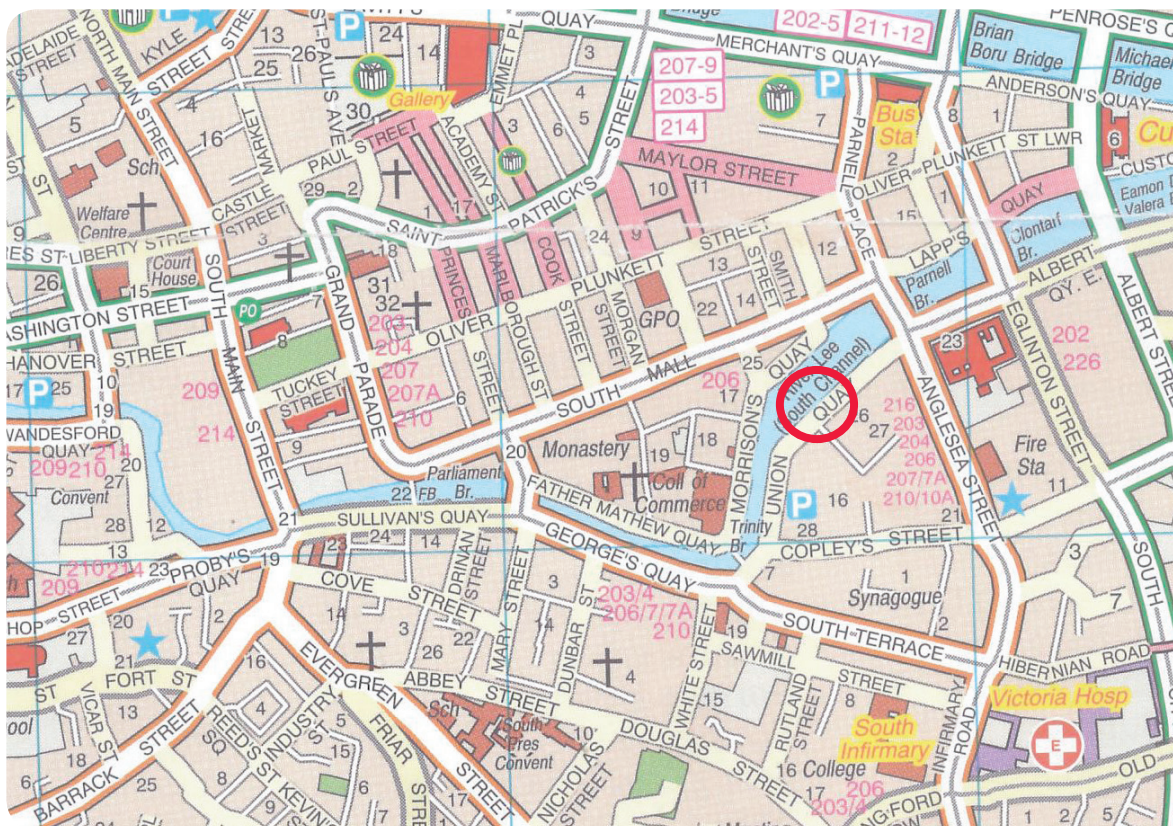
VIEWINGS

By appointment with sole agents DTZ Sherry FitzGerald.

CONTACT

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Conditions to be noted 1. These particulars do not constitute an offer or contract or any part thereof and none of the statements contained in the particulars as to the property to be relied on as a statement or representation of fact. 2. The vendor does not make or give, nor is the Agent(s) or its staff authorised to make or give any representation or warranty in respect to this property. 3. All descriptions, dimensions, references to condition and necessary permission for use and occupation, and other details are given in good faith and are believed to be correct but any intending purchaser or tenant should not rely on them as statements or representations of fact but must satisfy himself/herself by inspection or otherwise as to the correctness of each of them. 4. In the event of any inconsistency between these particulars and the contract of sale, the latter shall prevail. 5. The terms, Vendor and Purchaser, where the context requires shall be deemed to refer to Lessor and Lessee and Landlord and Tenant respectively. 6. Prices are quoted exclusive of VAT (unless otherwise stated) and the purchaser/lessee shall be liable for any VAT arising on the transaction. 7. DTZ Sherry FitzGerald Registration Number: 002607

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