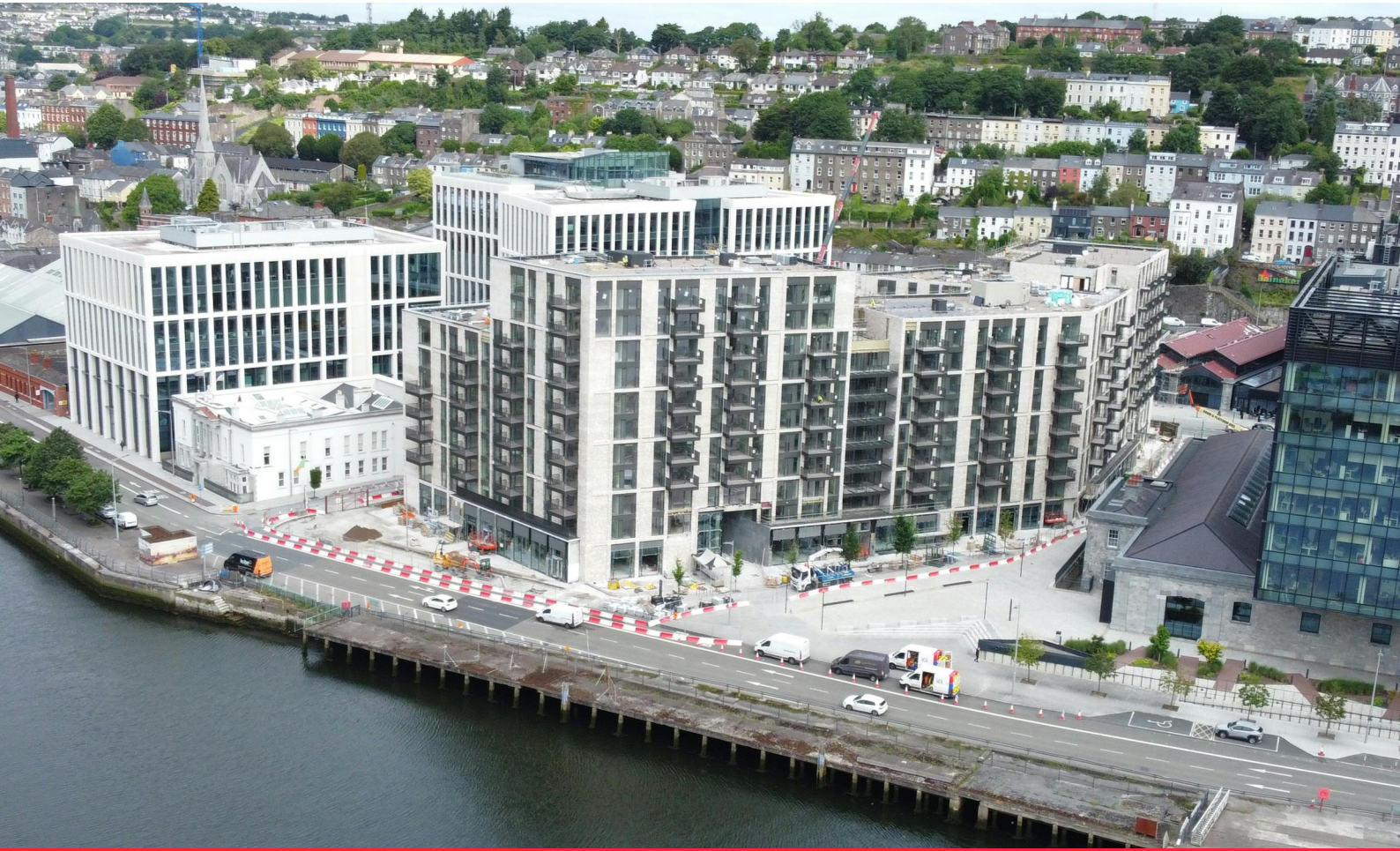




Creche Unit, 5 Railway Street

Horgan's Quay, Cork

Creche opportunity within the high-profile Horgan's Quay mixed-use scheme

261 sq m
(2,809.38 sq ft)

- Highly accessible location close to Kent Station.
- Located in the heart of the North Docklands.
- Extensive local employment is the nearby Horgan's Quay and Penrose Quay office developments.
- High quality construction with extensive glazing and brick facade.
- Secure outside play area.

Creche Unit, 5 Railway Street, Horgan's Quay, Cork

Summary

Available Size	261 sq m
Rent	€52,000 per annum
Business Rates	TBC
Service Charge	€5,981 per annum Provisional Service Charge based on budget and allocation.
BER Rating	A

Description

Lisney is delighted to present this new creche opportunity at Horgan’s Quay. The creche is located within a high quality mixed-use development comprising commercial and office occupiers at ground level, with residential apartments above.

This exciting development is due for completion in September 2026 and represents the latest phase of the North Docklands regeneration, an area that has benefited from significant investment in recent years, including substantial office and hotel developments.

The creche is expected to attract strong interest from the local working population, ensuring robust demand for childcare places. The building is finished to an exceptional standard and benefits from a prominent corner position with extensive glazing, as well as a secure, dedicated outdoor play area.

Location

The creche unit is situated within the Horgan’s Quay redevelopment, adjacent to Kent Station in Cork city centre. This prime North Docklands location offers excellent accessibility for both pedestrians and vehicles and is particularly convenient for rail commuters.

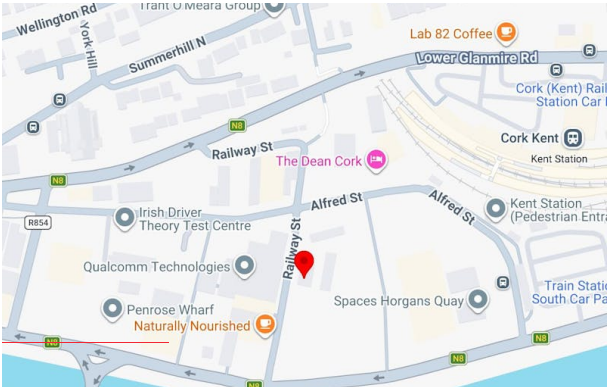
Railway Street provides easy access, with short-term drop-off parking available nearby, along with additional paid parking options.

The surrounding area is home to a number of leading employers, including Qualcomm, Spaces, Grant Thornton, Oxford Global Resources, Cantor Fitzgerald and Varonis Systems.

Accommodation

The accommodation comprises the following areas:

Name	sq ft	sq m	Availability
Ground - Creche	2,813.69	261.40	Available
Outdoor - Secure play area	1,076.39	100	Available
Total	3,890.08	361.40	



Viewing & Further Information



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