

**Available March 2026**

**North Esk Business Park,, Glanmire, T45RY76**

**Class 4 (Light Industrial), Class 5 (Wholesale Industrial)**







## ABOUT THE PROPERTY

Ideal location with ease of access to M8, N25 and Jack Lynch tunnel.

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Three mechanised roller shutter doors.

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Good circulation space in large shared yard.

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6.6m to eaves.

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Circa 130 sq.m of mezzanine offices.

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Secure gated estate.

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### LOCATION

North Esk is ideally located in Cork's most strategic location for ease of access and regional distribution. The location offers immediate access to Cork's main arterial routes heading north, south, east and west and is immediately adjacent to the Dunkettle Interchange. The property is located circa 5 km west of the city centre and circa 500 meters from the western entrance to Little Island. The Port of Cork in Tivoli is situated in close proximity. Nearby occupiers include ESI Technologies and CMP Road planning.



## DESCRIPTION

Lisney offer this superbly located warehouse situated in North Esk, Dunkettle. The warehouse is constructed with a single span steel frame construction with a double skin insulated panel roof with an eaves height of circa 6.6m. The unit benefits from 3 no. roller shutter doors and the adjacent yard provides excellent circulation space for loading. There is circa 130 sq.m of office at mezzanine level in addition to the large warehouse. Viewing is highly recommended.



**ACCOMMODATION**

The accommodation comprises the following areas:

Name	sq ft	sq m
Ground - Warehouse	10,645.51	989
Mezzanine - Office	1,399.31	130
<b>Total</b>	<b>12,044.82</b>	<b>1,119</b>

**TENANT PROFILE**

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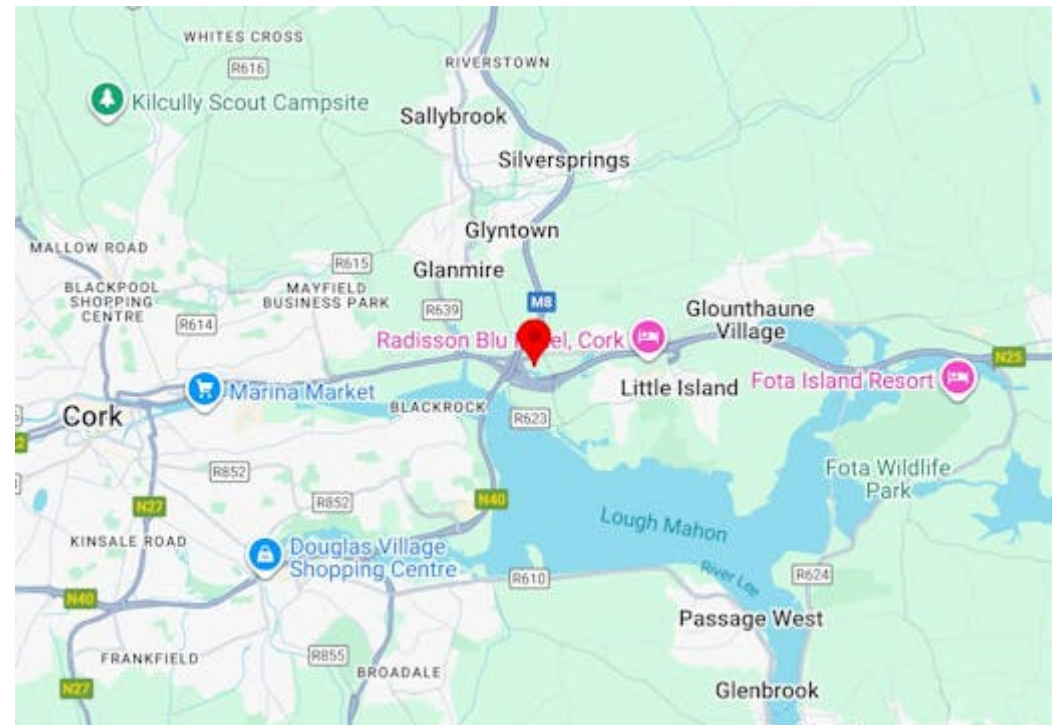
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## BER INFORMATION

BER C1 152.2



### For further information

Viewing Strictly by appointment with the sole letting agent Lisney.

### Lisney Commercial Real Estate

St. Stephen's Green House,

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Tel: +353 1 638 2700

Email: [dublin@lisney.com](mailto:dublin@lisney.com)



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Any intending purchaser(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 the vendor or by Lisney, as the vendor's agent, in respect of the premises shall constitute a representation inducing the purchaser(s) to enter into any contract for sale, or any warranty forming part of any such contract for sale. Any such statement, description or measurement, whether in writing or in oral form, given by the vendor, or by Lisney as the vendor'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 purchaser(s) shall satisfy themselves by inspection, survey or otherwise as to the correctness of same. No omission, misstatement, misdescription, incorrect measurement or error of any description, whether given orally or in any written form by the vendor or by Lisney as the vendor's agent, shall give rise to any claim for compensation against the vendor or against Lisney, nor any right whatsoever of rescission or otherwise of the proposed contract for sale. Any intending purchaser(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 Lisney. Please note we have not tested any apparatus, fixtures, fittings, or services. Interested parties must undertake their own investigation into the working order of these items. All measurements are approximate and photographs provided for guidance only. Lisney PSRA No. 001848.

