



# To Let

**Prime Ground Floor Retail Unit of 8,797 sq.ft with an upper level of 15,430 sq.ft.**

- Prominent position on the ground floor mall
- Key tenants include Tesco, Penneys, Boots, CEX, Peter Mark, Jack & Jones, Lifestyle Sports & Born Clothing.
- Over 1,500 free carparking spaces
- Weekly footfall in the region of 80,000 people

**Units 35/36 & 135/136, Laois Shopping Centre**

Portlaoise, R32 CX76

**12,553 to 24,227 sq ft**

1,166.21 to 2,250.76 sq m

**Reference: #182759**



Summary

|                |                     |
|----------------|---------------------|
| Rent           | Rent on application |
| Service Charge | €11.57 per sq ft    |
| BER            | G (6760.78)         |

Description

Prominent position on the ground floor mall.

Laois Shopping Centre offers a wide variety of shops and services, sportswear, jewellery & accessories, home interiors, restaurant, health and beauty.

Location

Weekly footfall in the region of 70,000 people.

25,000 total residential catchment in the town of Portlaoise.

Accommodation

The accommodation comprises the following areas:

| Name         | sq ft  | sq m     | Availability |
|--------------|--------|----------|--------------|
| Ground - U35 | 4,946  | 459.50   | Available    |
| Ground - U36 | 3,851  | 357.77   | Available    |
| 1st - U135   | 6,728  | 625.05   | Available    |
| 1st - U136   | 8,702  | 808.44   | Available    |
| Total        | 24,227 | 2,250.76 |              |

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