

## RESTAURANT PREMISES 60, MARY STREET, DUBLIN 1

**TO LET**



### Details:

- \* 3 Storey Restaurant Property, close to the junction of Mary Street and Capel Street, 100 metres from Henry Street.
- \* Accommodation:

Ground Floor:	c. 78 Sq. Metres	Basement:	c. 25 Sq. Metres
Mezzanine:	c. 53 Sq. Metres	First Floor:	c. 79 Sq. Metres
Second Floor:	c. 79 Sq. Metres	<b>Total:</b>	<b>c. 314 Sq. Metres</b>
- \* Planning Permission for restaurant use by way of long established user.
- \* New long term lease - tenant liable for repairs & payment of rates, & landlords insurance.
- \* Proposed Rent: €90,000 pa exclusive, payable quarterly in advance. Security deposit required.
- \* BER: D1
- \* Rates: On application.

Contact: Ben Pearson - bpearson@agar.ie - 01 2137777

Subject to Contract

**VIEWING: BY PRIOR APPOINTMENT ONLY**



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