

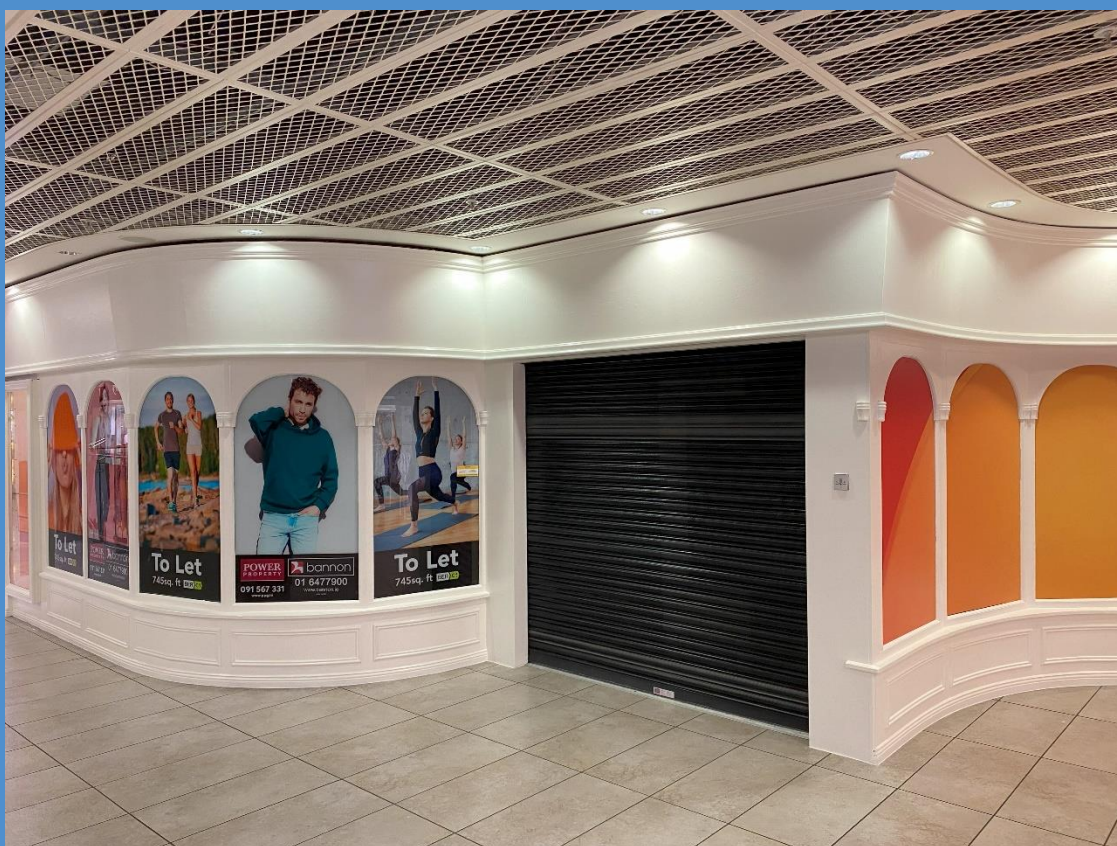
TO LET

POWER
PROPERTY

Limerick | Galway | Athlone

Unit 6, Ground Floor, Corbett Court Shopping Centre, Williamsgate Street, Galway

RETAIL



BER C1

69.21 Sq. M. (745 Sq. Ft.)

- High Profile retail unit occupying a prime position in Corbett Court Shopping Centre, Galway
- Corbett Court has excellent street frontage onto Williamsgate Street which is one of Galway's busiest shopping streets.
- Located in a busy Mall within one of Galway City's Prime Shopping Centres.
- Excellent trading position with nearby occupiers including; Carraig Donn, Brown Thomas, Penneys, Dunnes Stores, Born and New Look.



ENQUIRIES TO

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LOCATION

Galway is the capital city of the West of Ireland, with a population of 85,910 (Census 2022). Galway is one of the most popular tourist destinations in Ireland, attracting in excess of 2.5 million visitors annually with a number of high-profile events taking place in the City each year such as The Galway Races, The Galway Arts Festival and The Galway International Oyster Festival. The City has a large student population of 22,500 with University of Galway and Atlantic Technology University being the two key third level facilities in the City.

The subject unit is well located in Corbett Court Shopping Centre, one of Galway City's most established Shopping locations. The unit boasts high levels of footfall and dual frontage onto the main shopping mall. The entrance to Corbett Court on Williamsgate Street is the main arterial route linking Shop Street and Eyre Square.

Corbett Court Shopping Centre is connected to the Eyre Square Centre and Edwards' Square which is home to high quality retailers such as; Dunnes Stores, Penneys, New Look, Born and Diesel. Other neighbouring occupiers include; Brown Thomas, Hanley & Co. Menswear and Fallers Jewellers.

DESCRIPTION

Unit 6 comprises a prime retail premises with extensive shop front. The property extends to approximately 69.21 sq. m. and is suitable for a variety of retail uses. The unit is currently fitted out and was previously occupied by GameStop

The unit is largely rectangular in configuration and boasts extensive frontage onto the shopping mall. Unit 6 is well finished with a traditional painted timber shop front incorporating large glazed panels fronting onto the mall. Internally the unit is fitted with suspended ceilings, integrated spot lighting, air handling unit, painted stud walls and timber flooring.

There is a multi-storey car park servicing the scheme, providing access to in excess of 450 spaces.



LEASE

Flexible Lease Terms Available.

BER RATING

BER C1

BER No: 800774697

Energy Performance Indicator:
5005.17 kWh/m2/yr

QUOTING RENT

On Application

RATES ESTIMATE

On Application

SERVICE CHARGE

On Application

VIEWING

Strictly by appointment with the sole agents Power Property

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