

## **TO LET/FOR SALE**

### **PRIME GROUND FLOOR OFFICE UNIT**

#### **PARKLANE, TRALEE**

- Two newly built office suites located on the ground floor level
- Ideally located in the Tralee town, just off Denny Street – the heart of the town's business centre and home to numerous financial and business services
- Each unit provides a total ground floor area of approx. 1,550 sq.ft. (144 sq.m)
- Adaptive to open plan space
- Currently in shell and core condition awaiting the occupiers preferred fit out



#### **LEASE DETAILS**

New lease terms available on request.

#### **QUOTING RENT**

Rent of €12.50 per sq ft per annum exclusive for each unit.

#### **PURCHASE PRICE**

€300,000 per unit.

#### **RATES**

We understand that this unit has not yet been rated as it is still in shell and core condition.

#### **VIEWING INFORMATION**

For further information or to arrange a viewing please contact Ger Carmody Auctioneers.

Tel: 066 719 0699

Email: [info@gcauctioneers.ie](mailto:info@gcauctioneers.ie)

**SUBJECT TO CONTRACT/ CONTRACT DENIED**

# GER CARMODY

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