

FOR SALE

Commercial Premises

Lower Patrick Street, Fermoy, Cork



- Former Munchies Café – Suitable for use a variety of commercial uses subject to planning
- Net Internal Area Measures 90.63 sq m (976 sq ft)
- Sits on a site of 250 sq. m (2690 sq. ft.)
- The property is located on the N72, the main thoroughfare of Fermoy Town.
- Benefits from adjacent public car park and nearby on-street parking
- Laid out internally as café with Kitchen/ Main area/ Toilets with potential to make open plan





SITE MAP

LOCATION

The subject property is located in the town of Fermoy on Lower Patrick Street. Lower Patrick Street forms part of the busy N72 road with easy access to the M8 Cork to Dublin route.

Easy access to the M8 combined with the close proximity to Cork City, has led to Fermoy growing in popularity as commuter town to Cork City. The property is located immediately adjacent to the former Mart site which is zoned TC-01(Town centre) with the site itself being zoned Town Centre - mixed use, under the Fermoy Town Development Plan.

DESCRIPTION

The premises comprises a self-contained ground floor former café/restaurant unit with access to the front from Lower Patrick St and side access leading towards a large public car park. The property previously traded successfully as a café.

ACCOMMODATION SCHEDULE

Floor	Sq M	Sq Ft
Ground Floor	90.63	976
Total	90.63	976

CONTACTS & FURTHER INFORMATION



FURTHER INFORMATION

Available from Joint Agents
Savills & Michael Dorgan



PRICE
€135,000



BER RATING
BER number 800599409
Energy performance indicator
1262.92 kWh/m²/yr 1.74



JOINT SELLING AGENT



Savills

+ 353 21 427 1271
www.savills.ie
PSRA No: 002233

Peter O'Meara
+ 353 21 490 6114
Peter.OMeara@savills.ie

Joe Linehan
+353 21 490 6124
Joe.Linehan@savills.ie

Michael Dorgan
+ 353 25 85700
info@michaeldorgan.ie