

FOR SALE (by Private Treaty)
TWO NEW RETAIL UNITS



HIGH PROFILE LOCATION
PARK ROAD, KILLARNEY. CO. KERRY

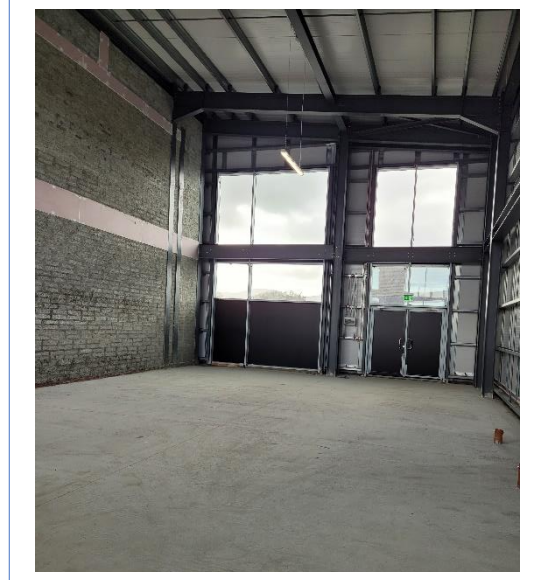
- 2 New Retails Units adjoining New Aldi Store
- Prime Retail Location in Killarney with significant adjacencies including Tesco & Deerpark Retail Park (M&S, Dealz, Argos, Boots)
 - Unit 1: 144 Sq. M. & Unit 2: 128 Sq. M.
 - Available for Immediate Fit-Out.
 - Suitable for a Variety of Use (S.P.P)
 - Shared Car Parking

Location:

- Excellent location on Park Road, one of the main arterial routes into Killarney Town Centre.
- Leading Urban/Tourist Centre providing major retail and tourist function in Kerry.
- Large provincial town (c. 14,504 people).
- Notable nearby occupiers include Tesco, Deerpark Retail Park (M&S, Dealz), Hotel Killarney, Omniplex Killarney and Outlet Centre.

Property:

- 2 New Retail Units beside New Aldi Store.
- Double height units providing open plan space.
- Glazed shop fronts.
- Standard shell specification awaiting fit-out.
- Suitable for a variety of uses (stp)



Quoting Prices:

Unit 1: €370,000 (excl. VAT)

Unit 2: €330,000 (excl. VAT)

Title:

Long Leasehold.

Services:

All mains services available.

BER:

BER Rating: To be confirmed.

Viewing:

Strictly by appointment via the joint selling agents.

Contacts:

Billy Grogan

T: 045 540400

M: 086 3819210

E: billy@lavellecs.ie

Tom Spillane

T: 064 6633066

M: 087 2567738

E: info@tomspillane.ie

Accommodation Schedule:

Unit	Sq. M.	Sq. Ft.
Retail Unit No. 1	144	1,550
Retail Unit No. 2	128	1,378
Total	272	2,928

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