

## 13 Main Street, Carrigtwohill, Cork



## SUPERB RETAIL OPPORTUNITY

ERA Downey McCarthy are delighted to present this superb opportunity to trade in a vibrant retailing location on the main thoroughfare of Carrigtwohill. The property occupies a prominent position and enjoys high volumes of passing vehicles and pedestrian traffic. The property traded until recently as a cafe. Internally, the property comprises of a large seating area to the front with the coffee station and kitchen to the rear area of the ground floor. Overhead, there is a one bedroom residential accommodation with a separate entrance from the street.

**AMV: €210,000**

**BER E1 BER G**

**60 South Mall, Cork.**

**Tel:** 021 490 5000 | **Email:** [info@eracork.ie](mailto:info@eracork.ie) | **Web:** [www.eracork.ie](http://www.eracork.ie)

PSRA No. 002584

## | FEATURES

- Built in 1900
- This was most recently occupied as a cafe
- Large store to the rear which includes the staff washroom area
- Cafe area includes a catering kitchen, coffee station and toilet facilities
- Cafe is no longer trading and the property is being sold with full vacant possession

## | ACCOMMODATION

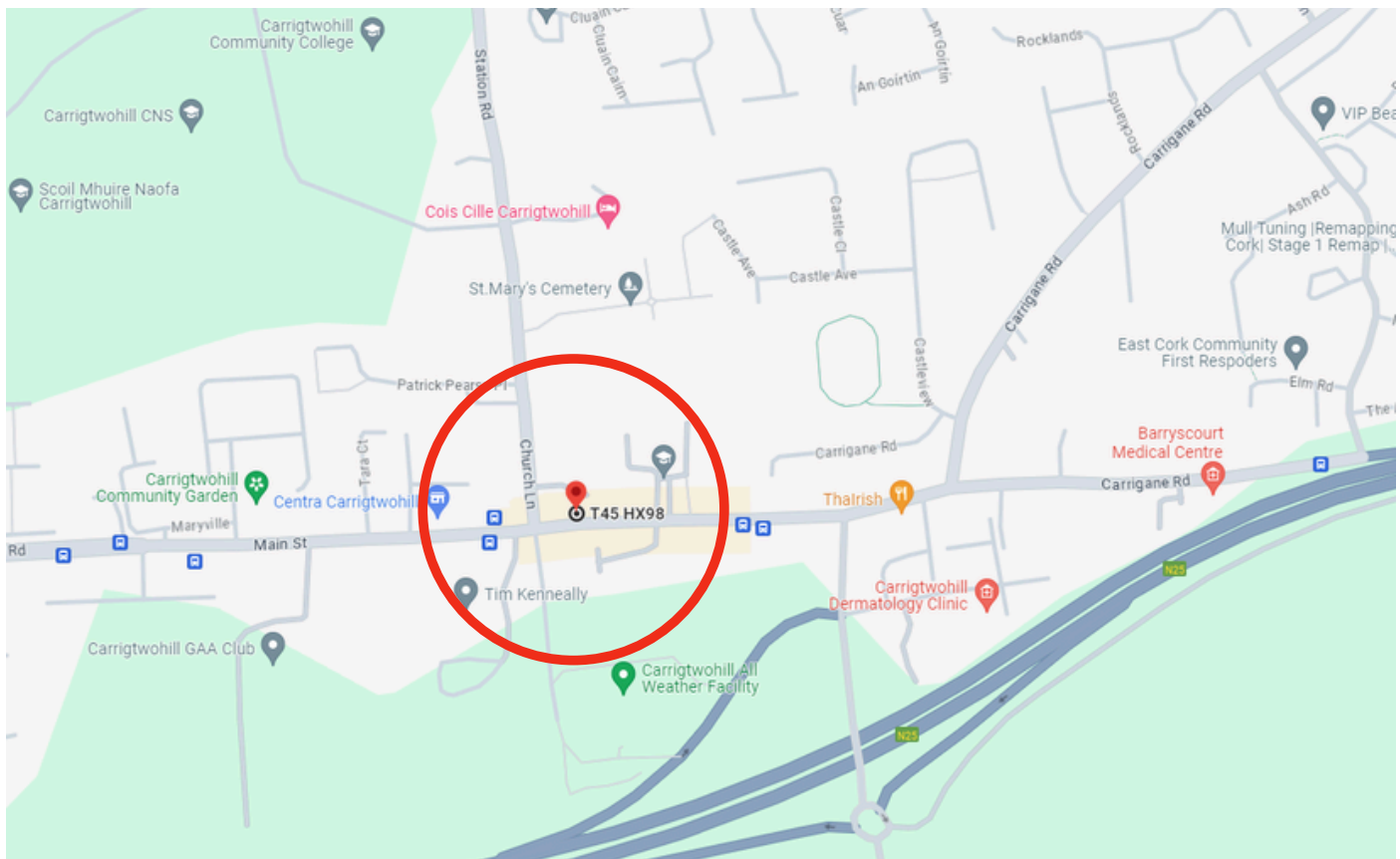
Cafe 59 sq.m. approx.

Storage Area 24 sq.m. approx.

Apartment 40 sq.m. approx.

## | DIRECTIONS

Please see Eircode T45 HX98 for directions.



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**| ALL ENQUIRIES TO:**

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**Downey McCarthy**  
THE PEOPLE YOU CAN TRUST

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