



To Let

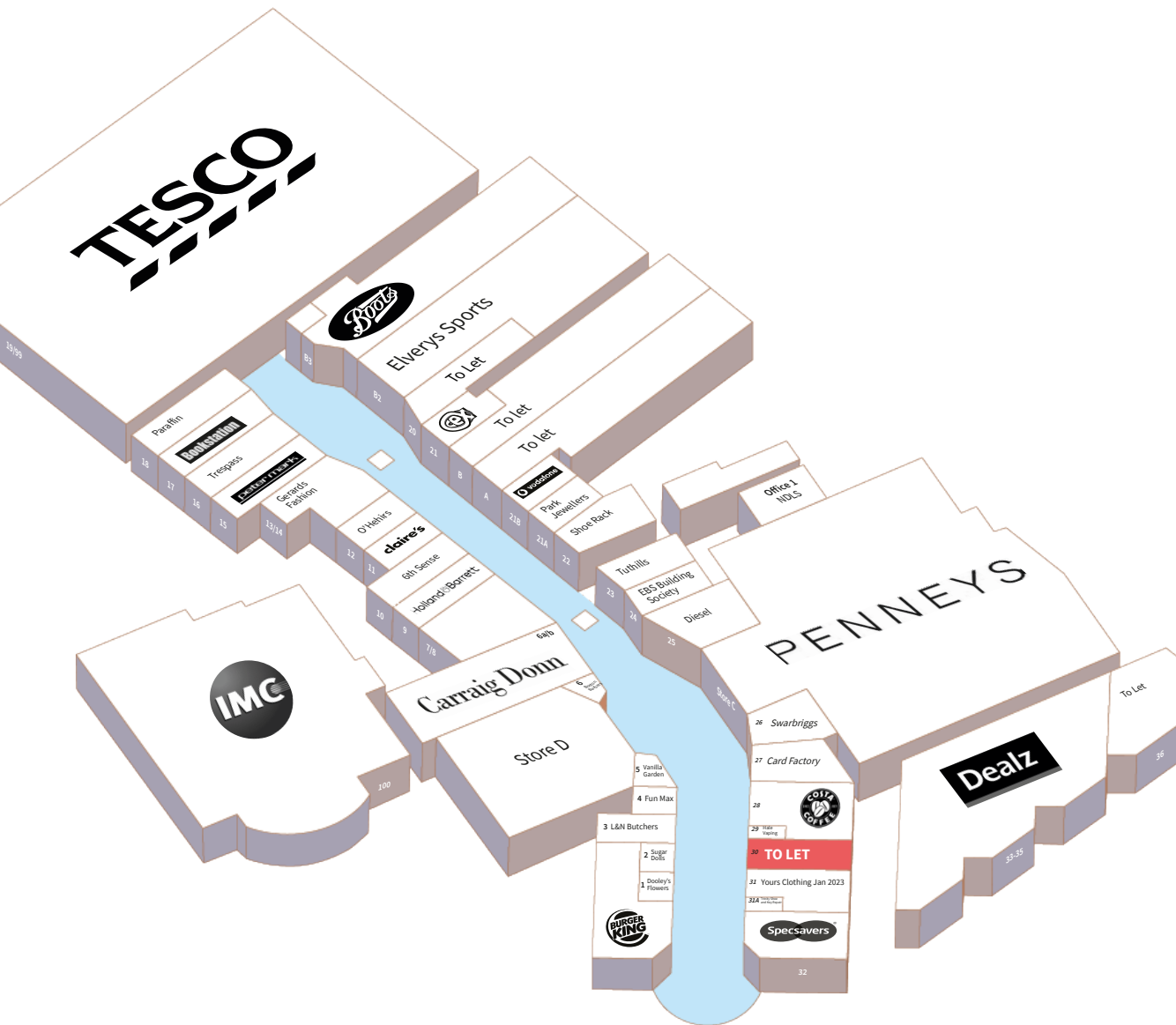
BER C1

Unit 30, Golden Island Shopping Centre, Athlone, Co Westmeath
Ground floor retail unit 1,218 sq.ft

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Description

- Ground floor retail unit in Golden Island Shopping Centre extending 1,218 sq.ft.
- Athlone is the largest town in the Midlands making it large shopping hub for surrounding areas including the towns of Tullamore, Ballinasloe, Roscommon, Birr & Mullingar.
- As well as having a population of 21,349 as of the 2016 census, Athlone is positioned at the centre of Ireland making it easily accessible from both the east and west of Ireland as it is only an hour drive from Galway and an hour and 20 minute drive from Dublin.
- Key tenants include Penneys, Tesco, Holland & Barrett & IMC Cinema.
- Over 1,080 free carparking spaces with an ordinary footfall in the region of 65,000 per week.
- Neighbouring occupiers include Dealz, Specsavers & Burger King.
- Flexible lease terms available.

Lease Term

Available on a new long term lease

Rates

€7,375 per annum

Service Charge

€11,371 per annum

Viewings

By appointment only

Insurance

€1,410 per annum

Rent

€83,000 per annum exclusive

Building Energy Rating

BER: C1

BER No: 800420424

EPI: 737.17 kWh/m²/yr

Enquiries

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