

Norths[★]

Property

Since 1829



BER D1 15

FOR SALE

Warehouse with offices extending to approx. 384 m² plus mezzanine storage 92.18 m².

UNIT 37, CANAL WALK,
PARK WEST
INDUSTRIAL PARK,
DUBLIN D12 VY39
€395,000 + VAT

Description

North's Property are delighted to present this end-of-terrace warehouse / office unit including mezzanine storage. The unit extends to c. 385 m² and a mezzanine of 92 m² There are five designated car spaces.

Unit 37, Canal Walk is located approximately 7km south west of Dublin City Centre in a modern development between the Nangor Road and Killeen Road. Nangor Road connects the Naas Road with the North Clondalkin area. Park West Business Park forms part of the larger Park West Industrial Estate developed over the past 20 years. This property is close to the Grand Canal and approximately 500m from the Cherry Orchard Suburban line rail station.

Accommodation

Ground Floor Warehouse	273.6 m ²
First Floor Storage	40.8 m ²
Office / Toilets Ground Floor	55.2 m ²
Offices First Floor	55.2 m ²
Total	384 m²
Plus Steel Framed Mezzanine Storage	92.18 m ²



Details

PRICE:	€395,000 + VAT	VIEWING:	Strictly by Appointment
Rates 2021:	€6,016.80	NEGOTIATOR:	Donal Fitzpatrick +353 1 433 2222 donal.fitzpatrick@norths.ie
Service Charge 2021:	€1,345.62		
BER:	D1 BER No. 800816506 Energy Performance Indicator: 381.45 kWh/m ² /yr		Pat Stephenson +353 1 422 2222 pat.stephenson@norths.ie

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