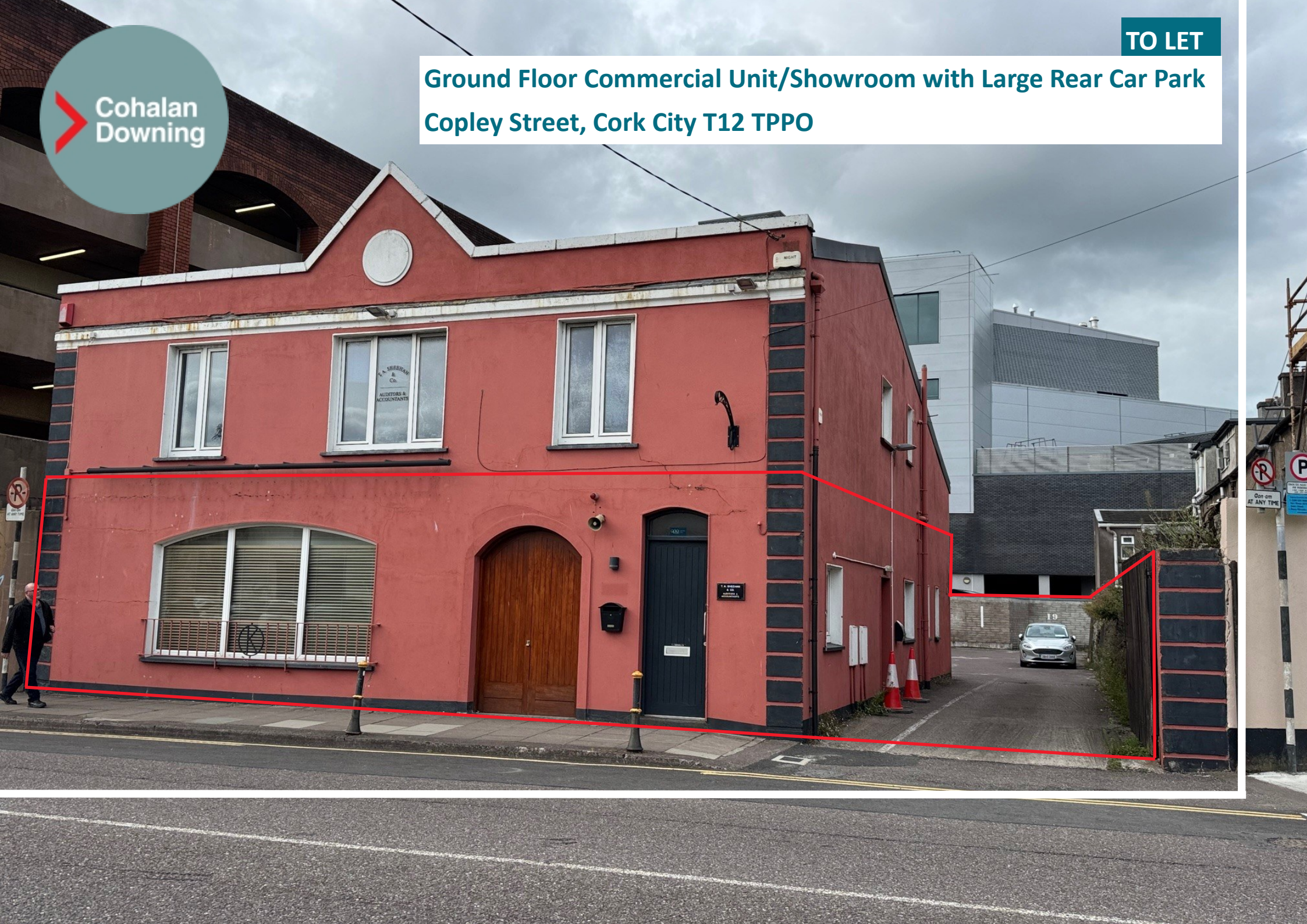




TO LET

Ground Floor Commercial Unit/Showroom with Large Rear Car Park  
Copley Street, Cork City T12 TPPO







## ABOUT THE PROPERTY

Ground floor commercial unit / showroom / office: 150 sqm ; 1,617 sqft

Large yard / car park for approx. 25 cars

New lease available

Guide Rent: €45,000 p.a excl.

Current Rates: Approx €7,900 p.a

Immediate Availability



### LOCATION

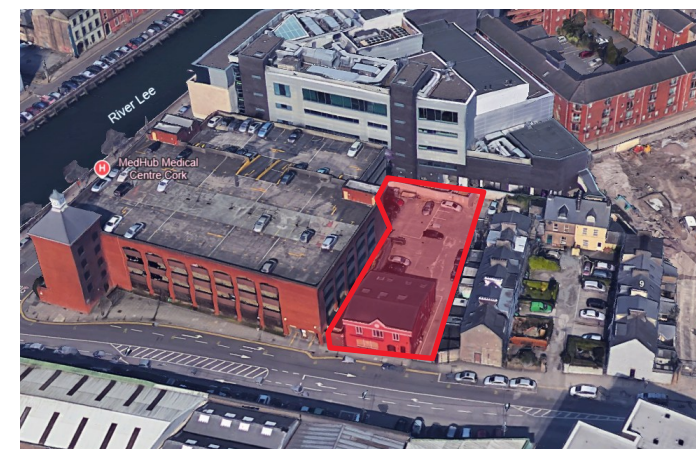
Located in Cork City Centre on the north side of Copley Street, close to its junction with Union Quay and opposite the side for the proposed new Cork University Business School.

Neighbouring occupiers include Cork College of Commerce, Union Quay Car Park and Cork School of Music.

### DESCRIPTION

The property comprises a ground floor commercial unit extending to 1,617 sqft : 150 sqm with large rear yard / car park with approx. 25 no. parking spaces.

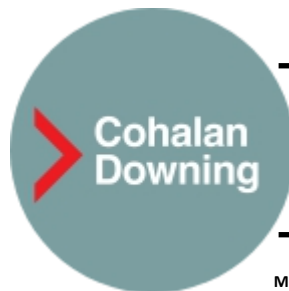
It is part of a larger 2 storey building and the first floor is occupied and excluded from this transaction.



### ACCOMMODATION

Floor	Description	Sqm	Sqft
Ground	Entrance Hall, Open Plan Area, Private Office, Staff Area, Storage & Cloakroom with WC + WHB.	150	1,617





**For Further Information:**

Margaret Kelleher: (087) 251 7266 [mkelleher@cohalandowning.ie](mailto:mkelleher@cohalandowning.ie)

Viewing Strictly by appointment with the sole letting agent Cohalan Downing.

**Cohalan Downing**

14 South Mall, Cork T12 CT91

Tel: (021) 4277717

Email: [info@cohalandowning.ie](mailto:info@cohalandowning.ie)

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