



Aerobord Limited
INSULATION & PACKAGING SYSTEMS

For Sale/To Let

Unit 3 John F Kennedy Industrial Estate Dublin 12

- 1,881 m²
- Block infill walls to full height
- Established business location close to the Naas Road and only 7km from Dublin City Centre
- Ample car parking



JONES LANG
LASALLE

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FOR FURTHER INFORMATION OR TO ARRANGE A VIEWING PLEASE CONTACT

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Contact: Greg Clarke, Email: greg.clarke@eu.jll.com, Tel: +353 1 673 1600

SERVICES

Capital Markets | Advisory | Office Agency | Retail Agency | Industrial Agency | Project Management | Property Management | Occupier Services | Research & Consultancy

LOCATION

- Situated in the heart of John F Kennedy Industrial Estate with excellent access to the Naas Road, Nangor Road and Kylemore Road
- Established business location only 5 minutes drive from the M50 giving rapid access to all arterial routes
- Located 7km south west of Dublin City Centre

DESCRIPTION

- Strip tube florescent lighting and high bay sodium lighting to warehouse area
- Intruder alarm and fire alarm fitted
- WCs located to warehouse and office area
- Security roller shutters to all windows
- Block infill walls to full height
- Single skin asbestos roof with approximately 10% perspex roof lighting
- Clear internal height ranges from 4.8 to 7.1 metres
- Manual loading door 3.5 metres wide x 3.44 metres high

ACCOMMODATION

	M ²
Warehouse	1,521
Offices	360
Total	1,881
Site area	0.28 Hectares

All intending purchasers/tenants are specifically advised to verify the floor / site areas and undertake their own due diligence

SERVICES

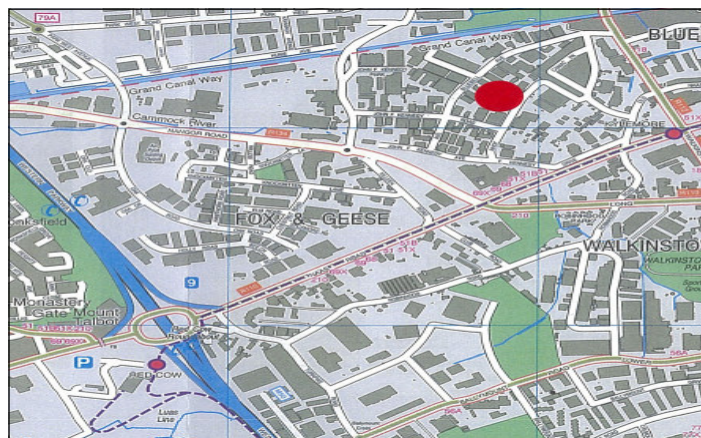
All main services are available to the property including three phase power

PRICE

On Application

VIEWING

Strictly by Prior Appointment



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