

INDUSTRIAL & LOGISTICS

TO LET

UNIT
53

Dakota Avenue
Airways Industrial Estate
Dublin 17, D17 PH39

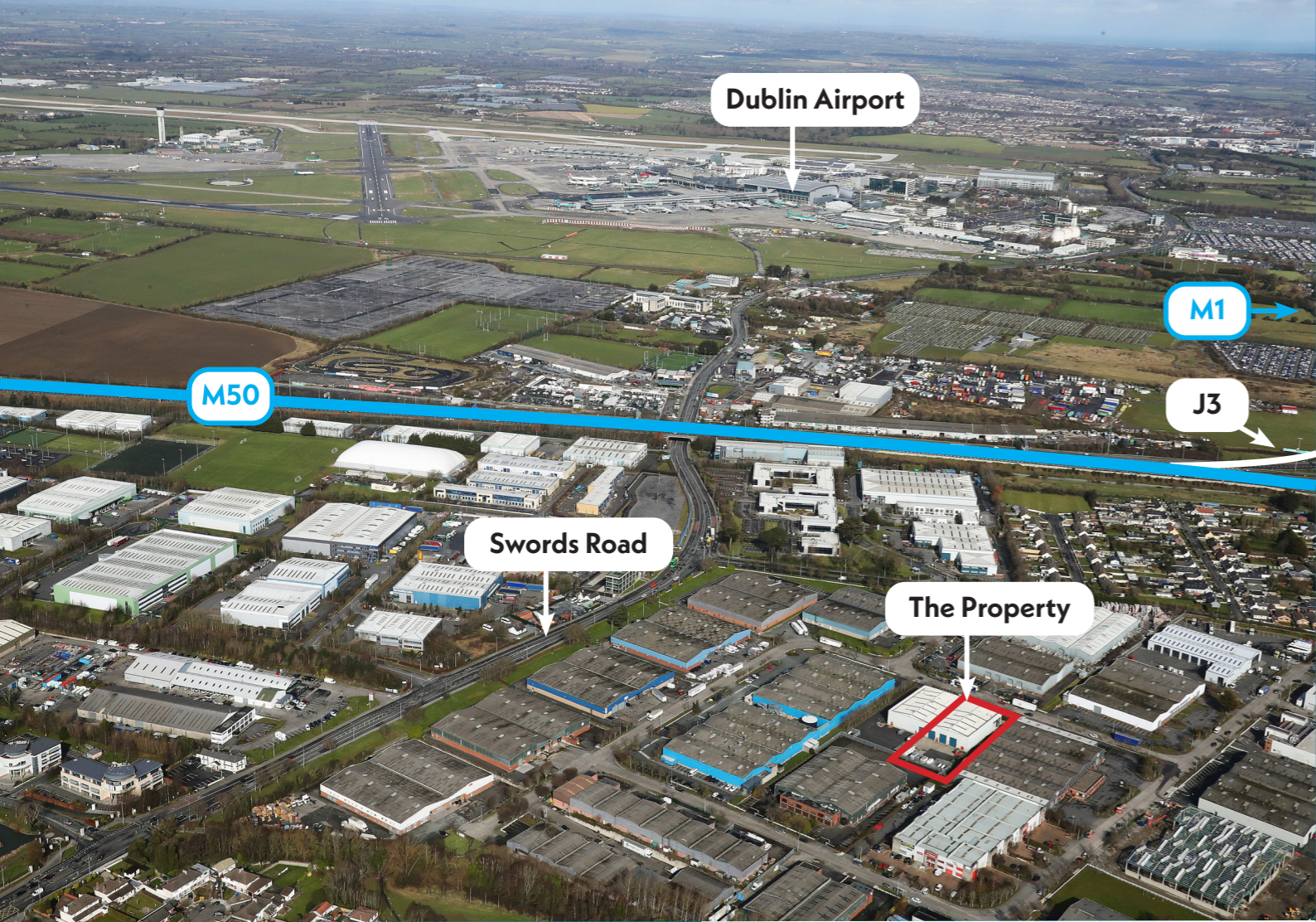


Semi-detached industrial / warehouse facility with two storey offices totalling approx. 1,249 sq. m. (13,440 sq. ft.)

Substantially Refurbished in 2021.

ROHAN 


savills



Property Description

Unit 53 Dakota Avenue, Airways Industrial Estate comprises of a semi-detached warehouse facility with two storey office accommodation. The property is of steel portal frame construction, with a twin skin insulated metal deck roof. Loading access is via three automated roller shutter doors to the rear of the property, accessed through a shared yard. The eaves height is approx. 6.1m and the property has the benefit of car parking to the front and rear of the property.

Offices

- > Double height glazed reception
- > Open plan office accommodation on ground floor and first floor
- > Suspended ceilings with recessed lighting
- > Double glazed windows
- > WC facilities on ground and first floor
- > Gas fired radiators

Schedule of Accommodation

Approx. gross external floor areas

Accommodation	Sq. M.	Sq. Ft.
Warehouse	813	8,750
Two Storey Offices	436	4,690
Total	1,249	13,440

Intending tenants must satisfy themselves as to the accuracy of the measurements and information provided above.

Warehouse

- > Steel portal frame construction
- > Sealed concrete floor
- > Total of 3 no. automated grade level roller shutter doors
- > Eaves height of approx. 6.1m
- > Twin skin metal deck roof incorporating translucent panels



Semi-detached Industrial facility with two storey offices totaling approx. 1,249 sq. m. (13,440 sq. ft.)



Eaves height of approx. 6.1m with 3 no. ground level roller shutter doors



Within close proximity to Dublin Airport and the M1/M50 interchange

Location

Airways Industrial Estate is located inside the M50 and is accessed off the Swords Road. The park is just minutes from Dublin Airport, the Dublin Port Tunnel, the M1/M50 interchange (J3) which provides access to all arterial routes to and from Dublin.



Occupiers In The Area





Inspections:

All inspections are strictly by appointment through the sole letting agent, Savills.

BER



Rates

The rateable valuation is €83,200. The rates payable for 2024 are €14,942.72

Rent

On Application

Letting Agents



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