



**Unit J4**  
**M7 Business Park**  
**Naas**  
**Co. Kildare**  
**W91 NX66**

- End of Terrace Industrial / Warehouse unit extending to c. 301.93 sq.m. (3,250 sq.ft.) GEA with extensive Mezzanine
- Strategically located the M7 Business Park minutes from the M7 motorway at Junction 10
- Laid out to provide Warehouse accommodation of office and ancillary space. Ample communal parking available

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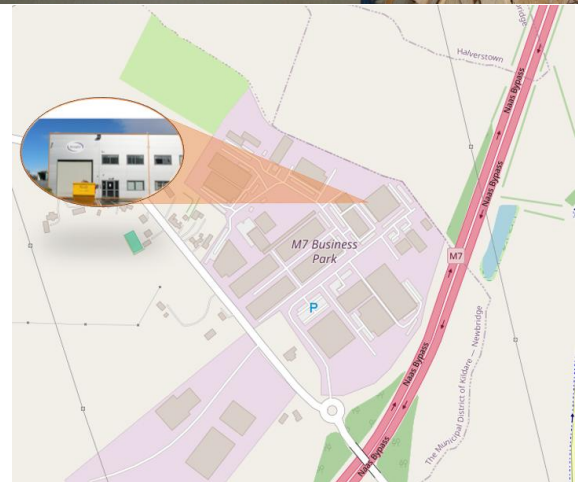
# To Let

## Industrial Unit



### Location

- Naas is a key Industrial & Commercial centre within the Greater Dublin Area, c.37 km south-west of Dublin City Centre
- The Property is located in M7 Business Park, c.600 metres north of Junction 10 of the M7 motorway
- The M7 Business Park is a 33 acre, modern, purpose-built commercial development with a diverse range of occupiers



### Description

- End of Terrace Industrial Unit with warehouse & offices
- High Quality Office and Warehouse accommodation over ground and first floors providing open-plan and cellular office, boardroom, and ancillary staff accommodation
- Roller-Shutter Door & Pedestrian Entrances to front
- Ample Communal Parking

### Quoting Price

On Application

### Ratable Valuation

€20,900

### Service Charge

€1,169.40



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