

# FIRST FLOOR OFFICES MARDYKE STREET

156 SQ. M. / 1,676 SQ. FT.

**athlone**  
towncentre

*The Leading Midlands Destination*



## LOCATION

Access to the suite is via an external doorway to the left of the Mardyke Street entrance to Athlone Town Centre.



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# FIRST FLOOR OFFICES MARDYKE STREET

156 SQ. M. / 1,676 SQ. FT.



## DESCRIPTION

The office suite extends to c. 1,676 sq ft. The office is in shell and core specification currently but will be brought to a Landlord specification.

## ACCOMMODATION

The approximate gross internal area is as follows:

Floor	SQ. M.	SQ. FT.
First	155.7	1,676
Total	155.7	1,676

\*Please note that these areas are subject to final confirmation.



## SPECIFICATION

- ▶ New suspended ceilings with category 2 lighting
- ▶ Plastered and painted walls
- ▶ Carpeted floors

## LEASE DETAILS

Available Immediately.

## CAR PARKING

Ample secure basement car parking available.

