

Commercial

Coonan
PROPERTY



The Gate House

Main Street, Maynooth,
Co. Kildare

- Lease assignment opportunity located in a thriving restaurant scene.
- Approx. 117 sq.m / 1,260 sq.ft. building with exterior seating overlooking the college.
- Town centre location adjacent to the Manor Mills Shopping centre and the Train Station.
- Passing rent of €35,000 with 11 years remaining on the lease.

Superb Restaurant Opportunity
Semi-detached
Extending to
approx. 117 sq. m

Price on
Application

Description

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Lease assignment Interest in this hugely successful town centre restaurant.

Perfectly positioned in the centre of the university town of Maynooth benefiting from a huge volume of daily passing pedestrian traffic. The business represents a once in a life time opportunity to acquire a very well established and thriving business

Extending to approx. 117 sq.m. / 1,260 sq. ft. fitted out to the highest standards with ample seating both internally and externally with a large terrace of 59 sq.m. / 635 sq.ft.. The first floor is largely for staff cloakrooms, storage and a walk-in cold room.

The property enjoys an enviable position in the town on the Main Street and adjacent to the Maynooth University, Manor Mills Shopping Centre and the Maynooth Train Station.

A long-established business in an excellent location in the thriving town of Maynooth.

Tenure

11 years remaining on the lease with a rent review due in 2018, subject to a current annual rent of €35,000 per annum.



Additional Information

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Features

- For lease by way of lease assignment
- To be leased without chattels (Inventory available).
- Close to University Campus.
- Fitted out and furnished to a very high standard.
- Burglar and Fire Alarm.
- Air Conditioning throughout.
- Large outdoor terrace area overlooking the historic Maynooth University

BER

TBC

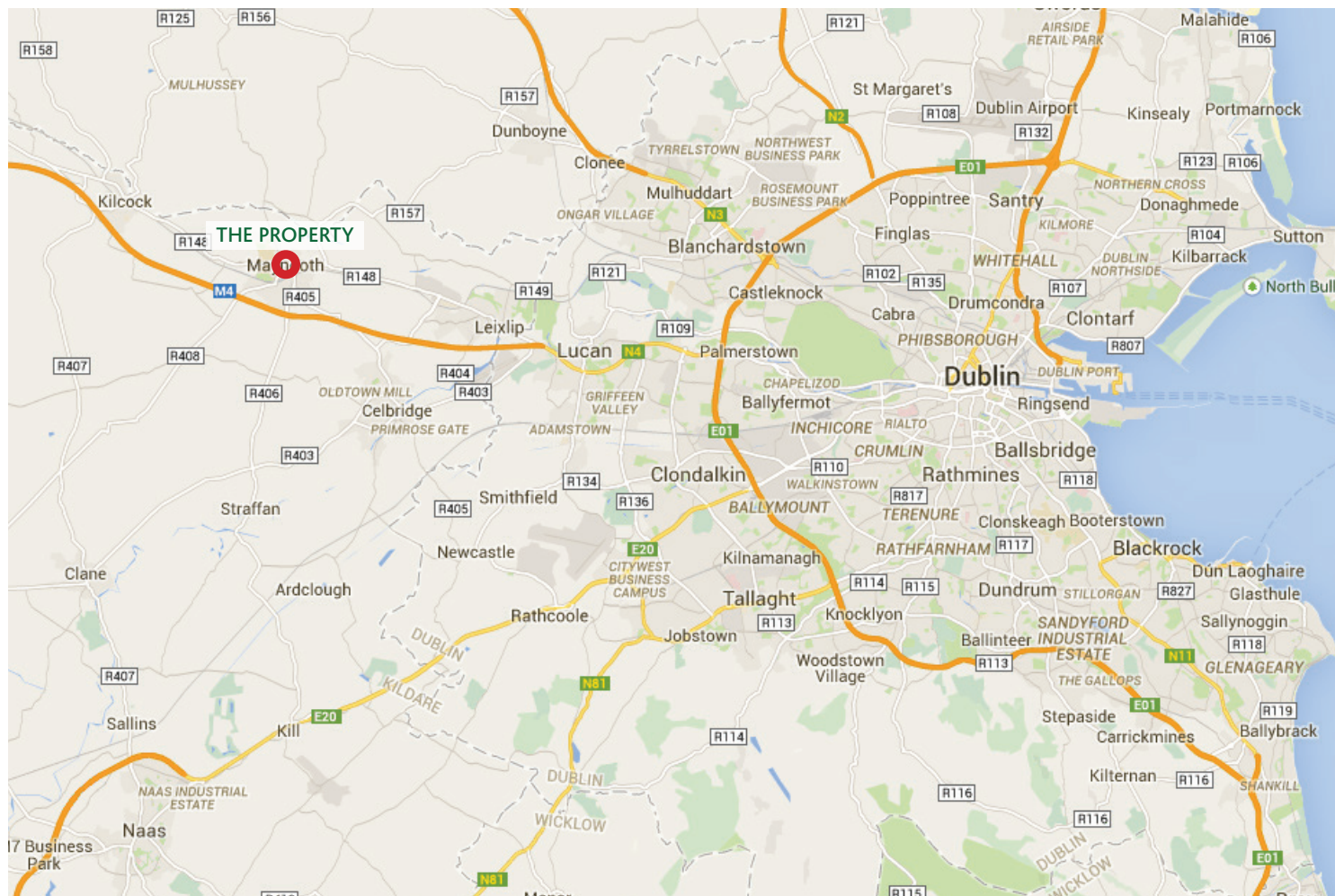
Viewing

By prior appointment at any reasonable hour.



Directions

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Contact Information

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