

# To Let

## Unit 3, Long Walk Shopping Centre, Long Walk, Dundalk, A91 R594

723 sq ft

- Prominent position on the ground floor mall.
- Key tenants include Tesco, Eir, Sara Boutique, Grace & O'Neill Opticians, Midas Jewelers, Eclipse Hair, Fone Connection & FiFi's Alterations.
- Over 450 free carparking spaces.





### Location

Catchment area 53,000+ inside 5km radius.

### Description

Longwalk Shopping Centre offers a variety of shops and services, fashion accessories, jewellery & accessories, health and beauty.

Retail opportunity comprising of a ground floor of 723 sq.ft.

### Accommodation

The accommodation comprises the following areas:

Name	sq ft	sq m	Availability
Ground	723	67.17	Available
<b>Total</b>	<b>723</b>	<b>67.17</b>	

### BER

This property has been graded as D2 (800838674).

### Rent

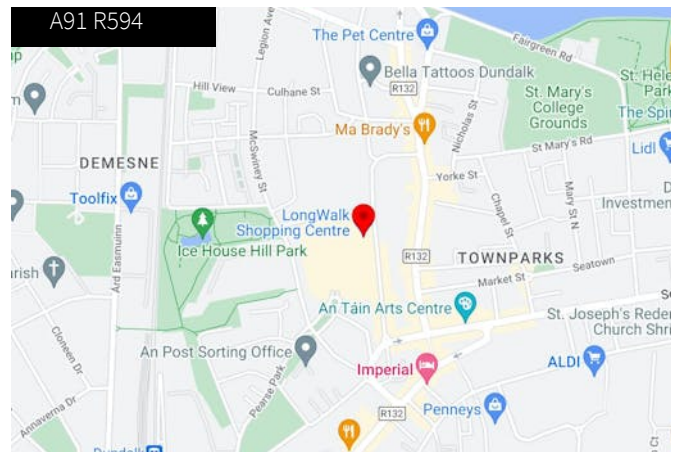
€14,950.00 per annum  
*exclusive of rates, service charge and VAT (if applicable).*

### Business Rates

Rateable value: €3,555  
 Insurance: €399

### Service Charge

€5,079 per annum



### Contacts

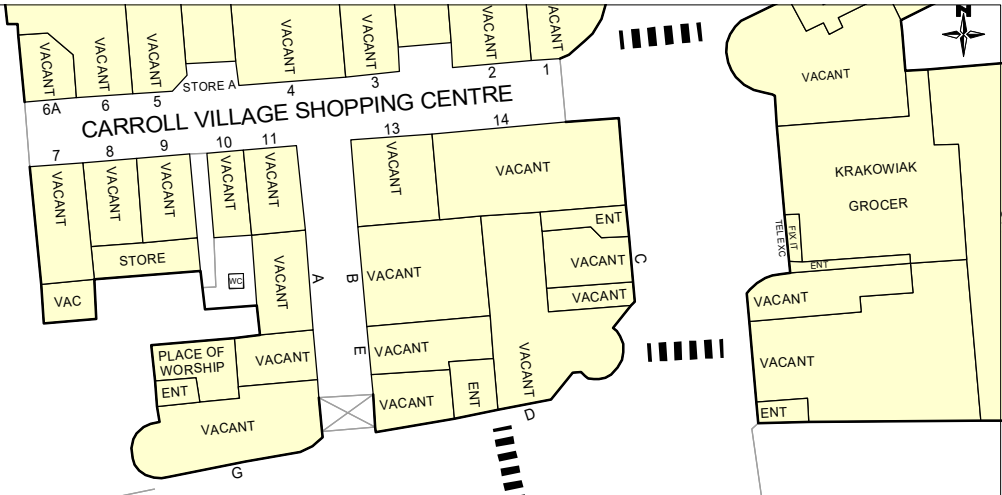
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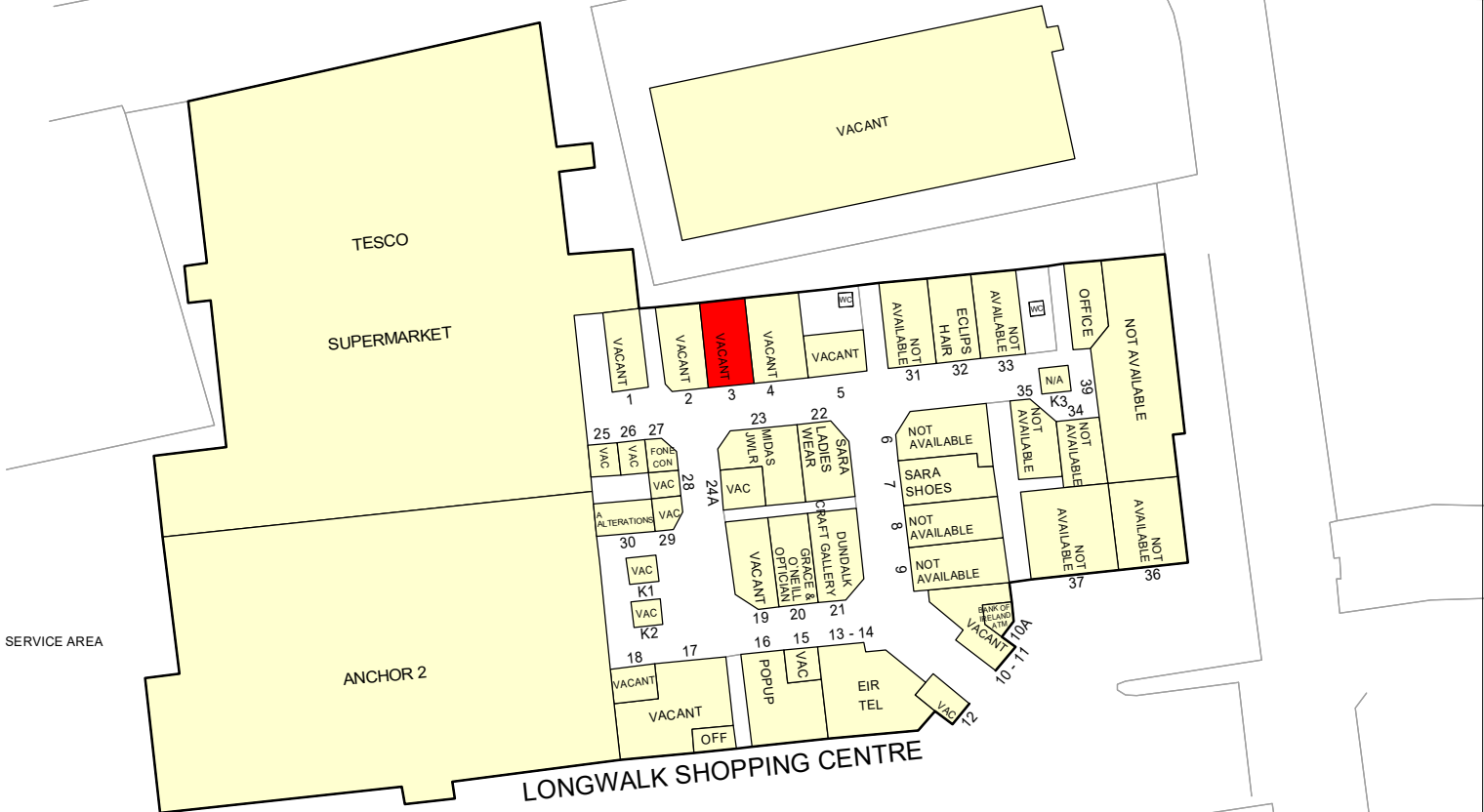
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(450) (ESTIMATED)

### CARROLL VILLAGE SHOPPING CENTRE

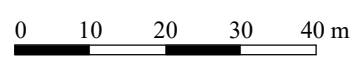


### THE LONG WALK



(450) (ESTIMATED)

### THE LONG WALK



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