

# BLOCK 70

4,747 sq.m. Office Suites from 475 sq.m.

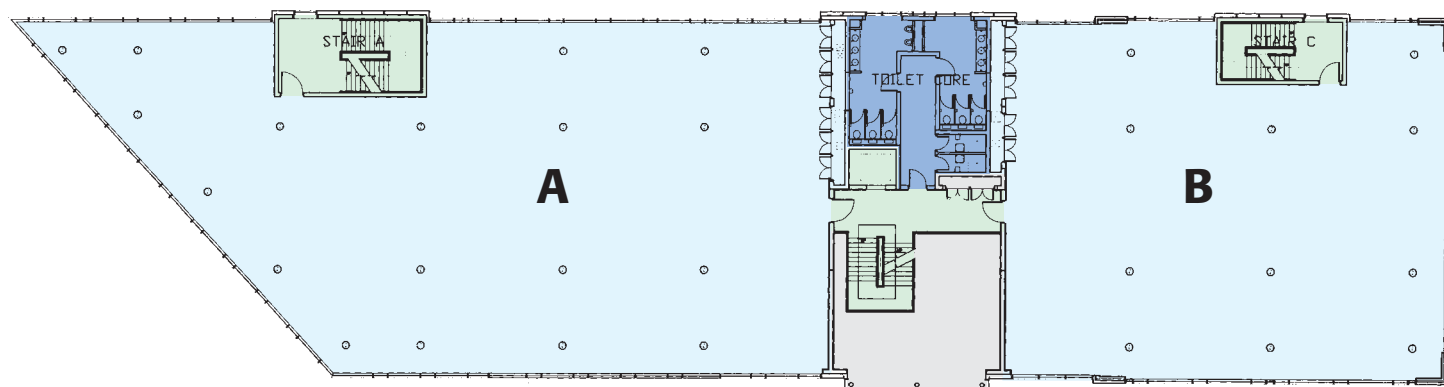
park  
west  
Business Park





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## GROSS INTERNAL FLOOR AREA

BLOCK 70 A	sq.m.	sq.ft.
GROUND FLOOR	725.5	7,809
FIRST FLOOR	689	7,416
SECOND FLOOR	689	7,416
THIRD FLOOR	689	7,416
TOTAL	2,792.5	30,057
BLOCK 70 B	sq.m.	sq.ft.
GROUND FLOOR	511.5	5,505
FIRST FLOOR	484	5,209
SECOND FLOOR	484	5,209
THIRD FLOOR	475	5,112
TOTAL	1,954.5	21,035
OVERALL TOTAL	4,747	51,092



Business Park  
www.parkwest.ie

## BLOCK 70



ACCOMMODATION From 475 sq.m.

LEASE TERMS 25 year lease with 5 yearly rent reviews

RENT On Application

### SPECIFICATION

Raised access floors (floor voids 100mm)

Suspended ceilings (ceiling voids 350mm clear)

Usable floor-to-ceiling height 2.7m (9')

Entrance foyer floor-to-ceiling height 13m (40')

LIGHTING Office areas are category 2 and provide 500 lux.

AIR CONDITIONING Variable Refrigerated Volume system of multi-zone heat recovery providing simultaneous heating and cooling.

TELECOMMUNICATIONS Multi-duct connections to every building. Access to T-50 broadband.

LIFTS The lifts are 8 person traction passenger lifts.

### JOINT AGENTS



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### DEVELOPER



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