

3 South Great George's Street, Dublin 2

FREEHOLD

For Sale By Private Treaty (Tenants not affected)



(Outline for identification purposes only)

LOCATION

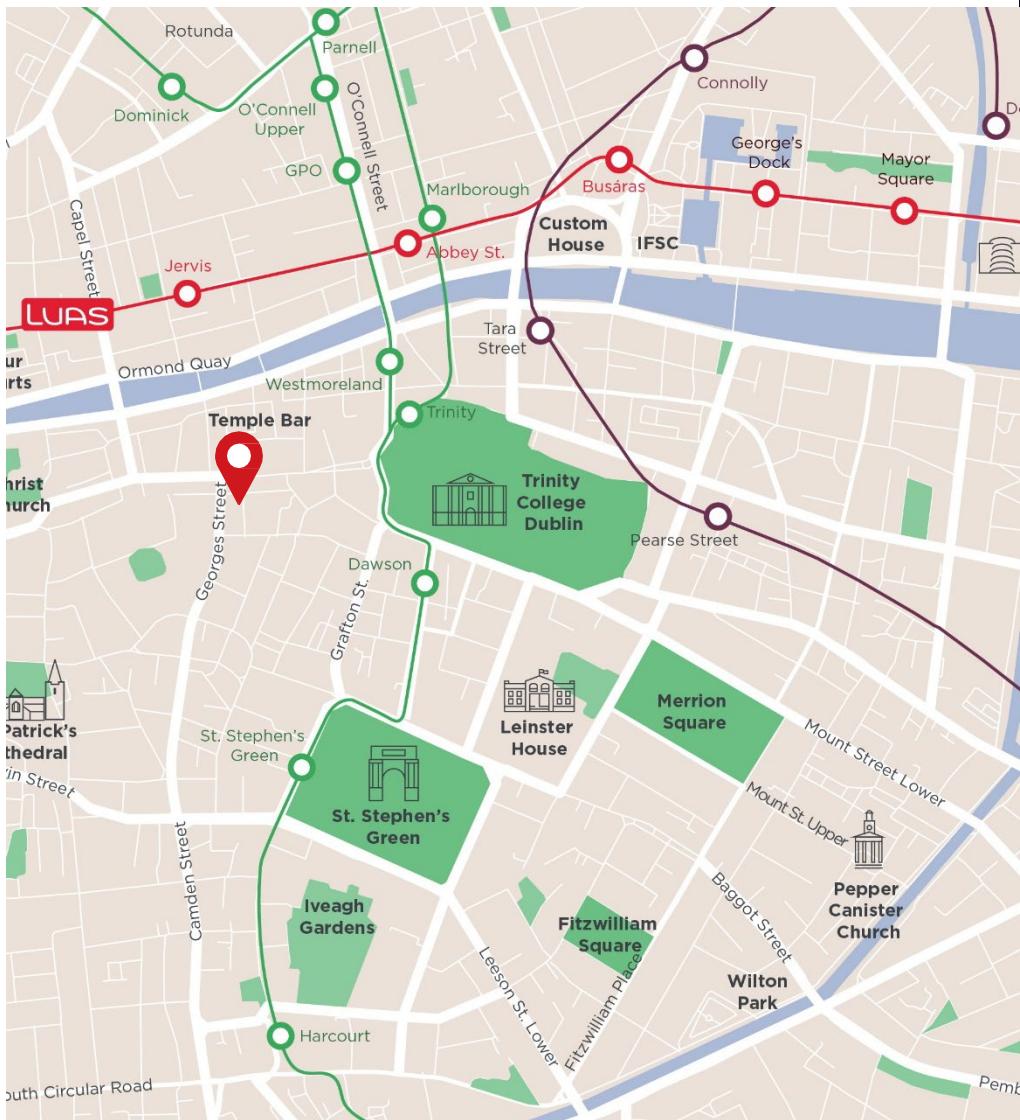
South Great George's Street is situated in the heart of Dublin city centres Grafton Quarter. One of the city's most vibrant and sought-after trading locations, offering a wide range of popular restaurants, bars, nightclubs, and a host of retail amenities.

The area benefits from exceptional accessibility, with Pearse Street and Tara Street DART stations both within walking distance, along with the Green Luas Line. In addition, numerous bus routes serve the area, providing convenient connectivity across the city. Nearby occupiers include The Hoxton and Mercantile Hotels, Georges Street Arcade, Hogans, Fade Street Social, The Stags Head and Central Plaza on Dame Street.

DESCRIPTION

The property occupies a landmark location on the corner of Dame Lane and South Great Georges Street. The accommodation provides for a ground floor and basement retail café unit with separate own door accommodation (via Dame Lane) at first and second floors.





Savills Commercial (Ireland) Limited and the Vendor/Lessor give note that the particulars and information contained in this brochure do not form any part of any offer or contract and are for guidance only. The particulars, descriptions, dimensions, references to condition, permissions or licences for use or occupation, access, and any other details, such as prices, rents or any other outgoings are for guidance only and are subject to change. Maps and plans are not to scale, and measurements are approximate. Whilst care has been taken in the preparation of this brochure intending purchasers, Lessees or any third party should not rely on particulars and information contained in this brochure as statements of fact but must satisfy themselves as to the accuracy of details given to them. Neither Savills Ireland nor any of its employees have any authority to make or give any representation or warranty (express or implied) in relation to the property and neither Savills Ireland nor any of its employees nor the vendor or lessor shall be liable for any loss suffered by an intending purchaser/Lessees or any third party arising from the particulars or information contained in this brochure. This brochure is issued by Savills Ireland on the understanding that any negotiations relating to the property are conducted through it.

GUIDE PRICE

On Application

TITLE

Freehold

VIEWING

Strictly by prior and accompanied appointment

BER

TBC

CONTACT

For further information please contact:

Stephen McCarthy

stephen.mccarthy@savills.ie

+353 (0) 1 618 1349

PSRA Licence No. 002233-002980

Savills

33 Molesworth St,
Dublin 2,
D02 CP04

+353 (0) 1 618 1300
savills.ie
002233

savills