

TO LET

68 GLASTHULE ROAD

GLASTHULE, CO .DUBLIN

€45,000 pa



**Tom
O'Higgins**
ESTATE AGENT

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Ground Floor Retail Unit – 72m²

€45,000 per annum

This is a very well-located premises in the heart of Glasthule Village a thriving and highly popular retail area providing a range of interesting shops, restaurants and boutique outlets. Adjacent traders include, Caviston's, Mitchell's and 64 Wine Shops.

The property comprises the ground floor of a mid-terrace building in the heart of Glasthule Village. The building has excellent frontage to the main street close to the corner of Link Road a short stroll from the seafront promenade.

FEATURES

High profile retail unit.

Excellent frontage to Glasthule Road.

Suit a wide number of users (S.P.P).

Adjacent to excellent transport facilities.

RATES

€3,493.94 (2023)

TERM

4 Years 9 Months

RENT

€45,000 pa Exclusive of Rates & Insurance

BER DETAILS

C1

No: 800909491

355.95 kW/m²/yr



ACCOMMODATION

Front 9.636m x 4.8m

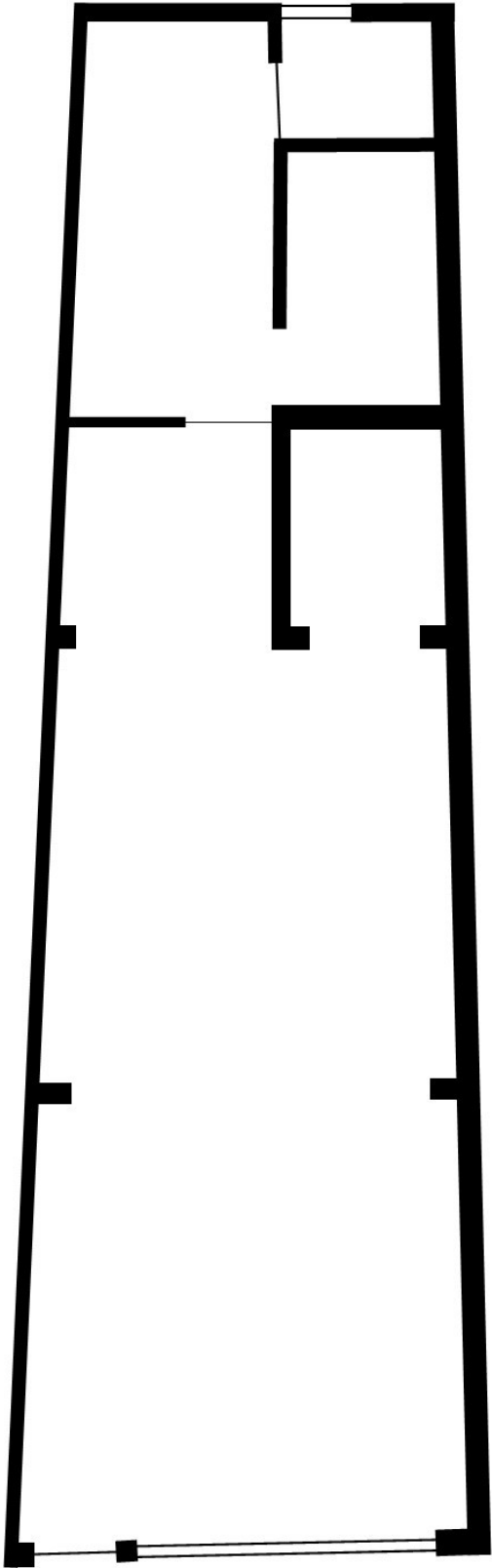
Rear (1) 2.3m x 1.92m

Rear (2) 7.239m x 2.066m

Kitchen 3.078m x 1.547m

W.c. 1.292m x 1.462m

Total area: 72sqm / 780sq ft



Not to scale. For identification only.



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Negotiator

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Tom O'Higgins Estate Agent for themselves or for the vendors of this property whose agents they are wish to make clear that these particulars are given on the understanding that they will not be construed as part of a contract, conveyance or lease. Whilst every care is taken compiling the information we can give no guarantee as to the accuracy thereof and enquirers must satisfy themselves regarding the description and measurements.

SHOULD THIS PROPERTY NOT SUIT PLEASE REGISTER YOUR REQUIREMENTS AT OUR OFFICE WHERE PRIORITY WILL BE GIVEN TO MEET THEM AS SOON AS POSSIBLE. PSRA 001730