



FOR SALE – RAVENS MILL CRECHE

RAVENS MILL, ROLESTOWN, DUBLIN



PSRA No: 002233

OVERVIEW

Raven's Mills is located in Rolestown, North County Dublin. It is well located and is easily accessible to the M1 and the M2.

The property benefits from Creche planning permission. It is situated within the newly built Ravens Mill Development, Rolestown.

The development includes a mixture 3 and 4 bedroom family homes which includes a total of 129 units.

LOCATION

Rolestown is a small village located in County Dublin, Ireland. It is situated approximately 15 kilometres (9 miles) north of Dublin City Centre.

Despite its rural setting, Rolestown enjoys convenient access to urban amenities. The nearby towns of Swords and Ashbourne provide shopping centres, restaurants, and other services, ensuring that residents have easy access to daily necessities.

Rolestown is well-connected to Dublin and other neighbouring areas through road networks. The R125 road passes through the village, connecting it to the wider region. Additionally, Dublin Airport is approximately 10 kilometres (6 miles) away, making it extremely convenient.



DESCRIPTION

The Creche is offered in a shell and core condition, awaiting fitout by the new tenant.

The property extends to 2,756 sq.ft. (256 sq.m.) on ground floor with an additional 2,120 sq.ft. (197 sq.m.) of outdoor play area.

Car parking spaces are available for staff and customers.

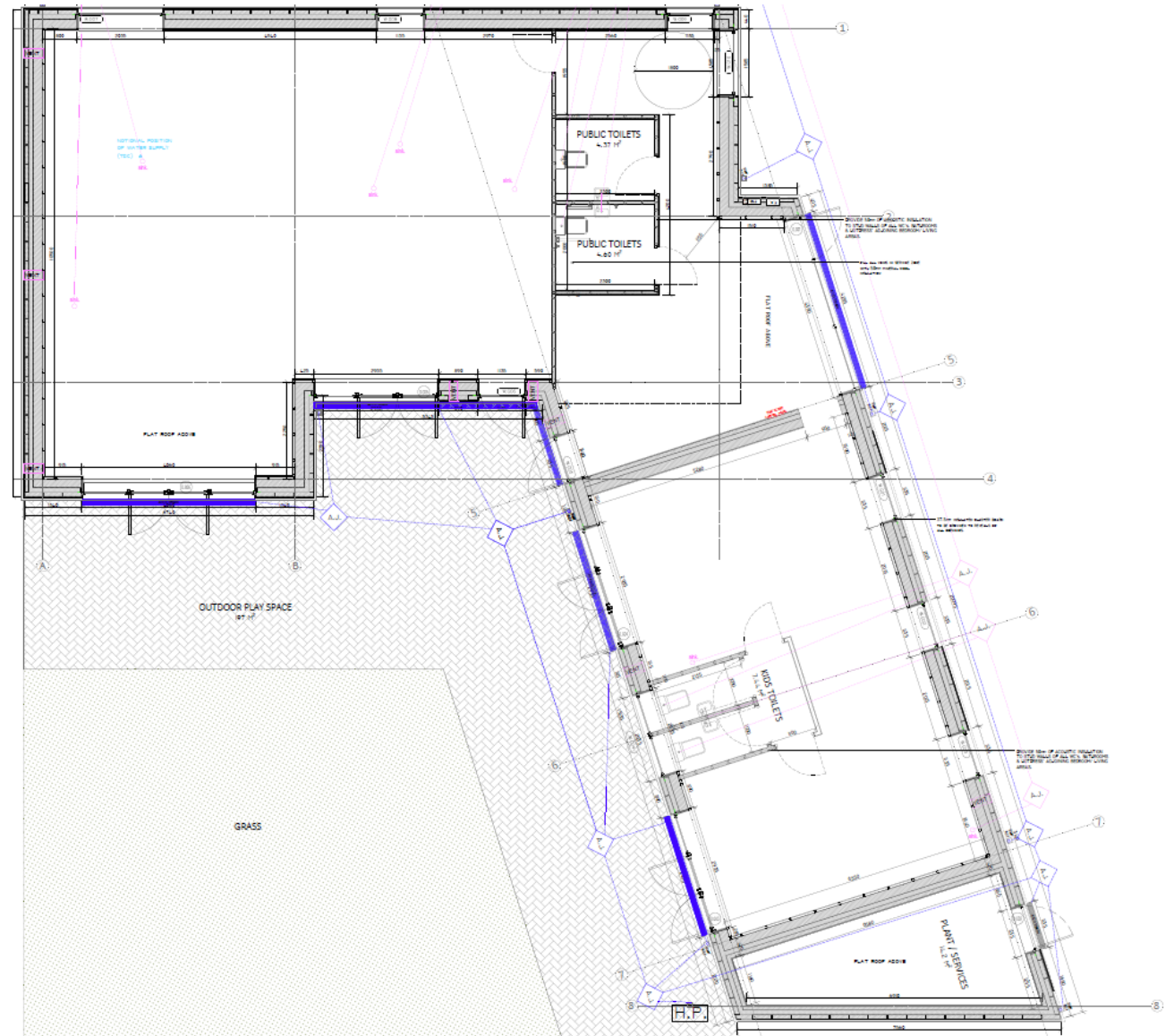


SITE MAP



FLOOR PLANS

- **TITLE:** Freehold
- **GUIDE PRICE:** POA.
- **SERVICE CHARGE:** A service charge for the maintenance and upkeep of the parade will be applicable.
- **RATES:** Units are due to be assessed by Fingal County Council.





LOCATION MAP – For indicative purposes only

VAT

All prices, outgoings and rentals are exclusive of, but may be liable to Value Added Tax

BER Rating

Available Upon Request

CONTACT

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