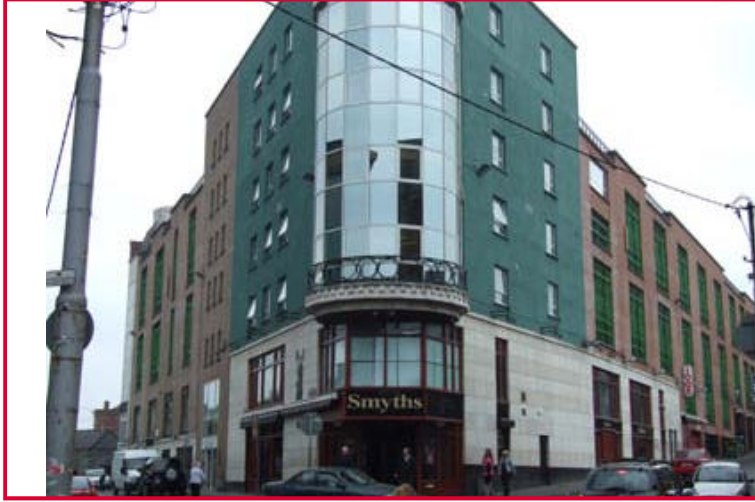


Office

To Let
Sixth Floor
Cornmarket Square
Limerick.



- A HIGH PROFILE AND CENTRALLY LOCATED PENT HOUSE OFFICE SUITE
- FULLY FITTED OUT AND READY FOR IMMEDIATE OCCUPATION
- LOCATED IN THE HEART OF LIMERICK'S BUSIEST BUSINESS AND COMMERCIAL DISTRICT
- ADJOINING OCCUPIERS INCLUDE AN POST, LYRIC FM ETC.

www.propertypartners.ie | 061 410410
Barrack House, O'Connell Avenue, Limerick.

PROPERTY
PARTNERS

WWW.PROPERTYPARTNERS.IE

de Courcy
O'Dwyer

Location: Cornmarket square is located in close proximity to Cruises Street and O'Connell Street Limerick's main business and commercial centre.

Description: The subject offices are located in the sixth floor and offer superb views of the City. Surrounding occupiers include An Post, Lyric FM, John Tobin Solicitors etc. Cornmarket Square is a mixed development to include offices, bars, restaurants, retail units and a multi-storey car park along with residential apartments. The subject unit is a pent house office suite which is fitted out to a good standard throughout and benefits from an external balcony/garden area overlooking the City. The unit is served by two lifts and two stairwells.

Accommodation: The accommodation measured on a gross internal area basis comprises of approximately the following:162 Sq.Mt (1,745 Sq.Ft)

Services: All main services are connected.

Rent: €17,500 per annum

Fit Out: Fully fitted out to a good standard.

Rates: ????

Service Charge: ?????

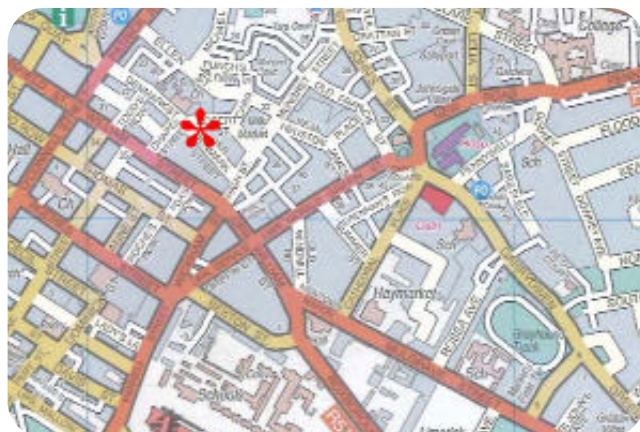
The above rates & service charge were supplied by our clients & correct at time of going to print.

Car Parking: Car parking is available in the adjoining multi-storey car park.

Lease Term: Long or short lease available.

Viewing: Strictly by prior appointment with **Brian O'Dwyer**

Tel: 061 410410 **Email:** bodwyer@propertypartners.ie



www.propertypartners.ie | 061 410410
Barrack House, O'Connell Avenue, Limerick.

Disclaimer

Property Partners de Courcy O'Dwyer for themselves and for the vendor or lessors of the property whose agent they have given notice that: No.1. The particulars are set out as a general outline for the guidance of intending purchasers or lessees and do not constitute part of an offer or contract. No. 2. All descriptions, dimensions, reference to condition and necessary permissions for use and occupation and other details are given in good faith and are believed to be correct, but any intending purchasers or tenants should not rely on them as statements or representations of fact but must satisfy themselves by inspection or otherwise as to the correctness of each of them. No. 3. No person in the employment of the Property Partners de Courcy O'Dwyer has any authority to make or give representation or warranty whatever in relation to this development.