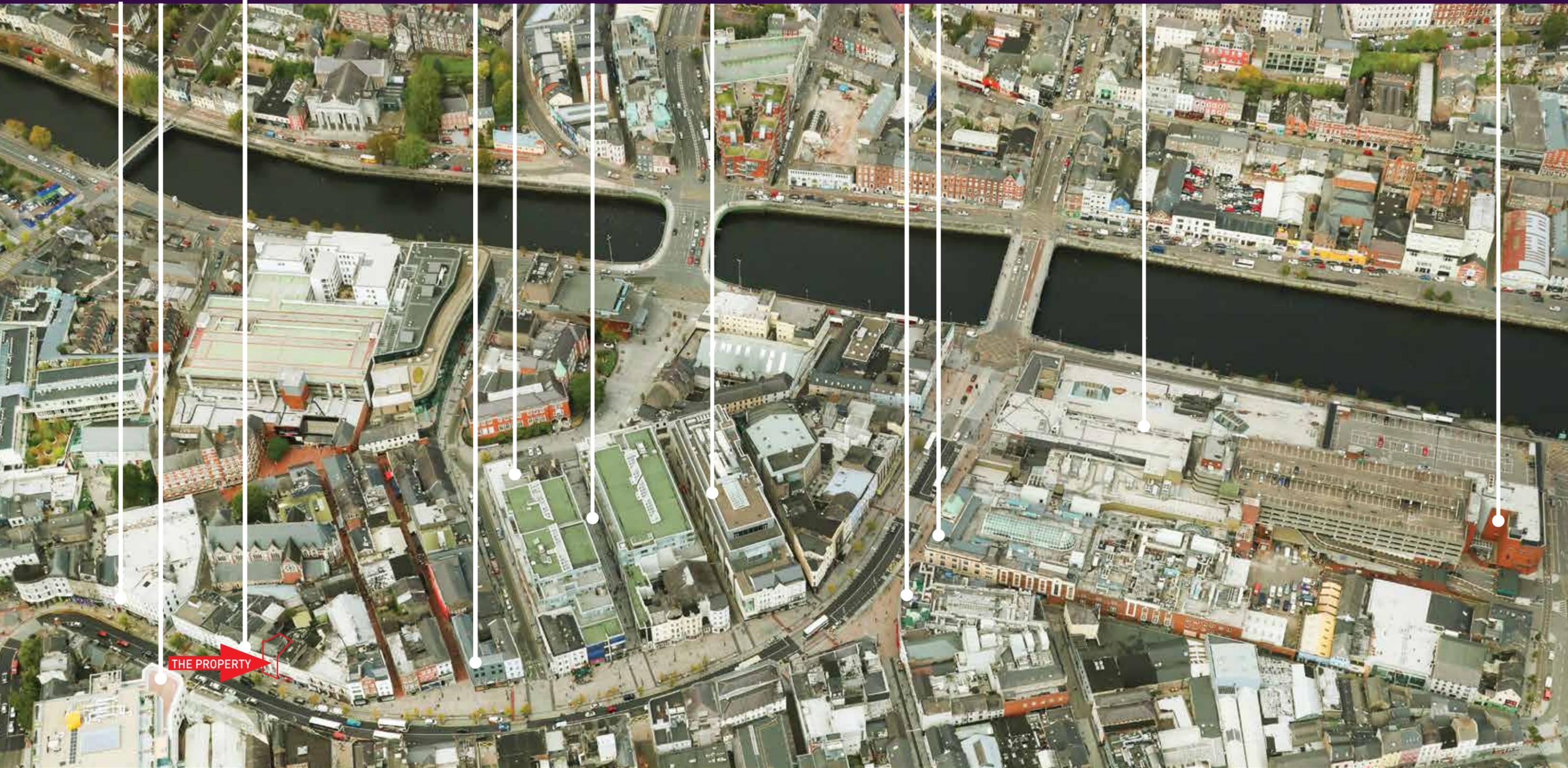


No. 77 St.Patrick's Street
CORK
TO LET
Prime Retail Opportunity



- Excellent trading position on Cork's Premier Shopping Street
- High level of passing footfall of approx. 400,000 per week
- Suitable to a variety of retail uses
- Nearby retailers include Superdry, French Connexion, Selected Homme, Vila, Oasis, Brown Thomas, Penneys and Opera Lane home to H&M, Gap, TopShop, River Island, New Look, Tommy Hilfiger amongst others
- Lifestyle Sports is located directly across the street in the new Capitol development.





LOCATION

Cork is the second largest city in Ireland with a population of just over 200,000 (census 2016). Cork is a major tourist destination and is also a University City with approximately 30,000 resident students.

St. Patrick Street is Cork city's premier retail thoroughfare and is home to a number of international and national retailers. Lifestyle Sports is located directly across the street in the new Capitol development. Other retailers in the immediate area include Superdry, French Connection, Selected Homme, H&M, Topshop, Gap, Tommy Hilfiger, Penneys, TK Maxx, M&S, as well as Brown Thomas.

THE PROPERTY

This is a four storey mid terraced building with a total floor area of 270 sq m (2,918 sq ft). The ground floor retail and first floor retail extend to 165 sq m (1,784 sq ft)

The second and third floors are back up areas consisting of stores and staff quarters. It benefits from excellent profile to St. Patrick's Street with 5.8 meters of frontage. This high profile retail unit will appeal to both national and international retailers. St. Patrick's Street is one of Ireland's best shopping destinations anchored by Brown Thomas, Marks & Spencer, Debenhams, Penney's & Dunnes Stores.



SCHEDULE OF ACCOMMODATION

Area	Use	Sq M	Sq Ft
Ground		90	973
First	Retail	75	811
Second	Ancillary	42	450
Third	Ancillary	42	454
Attic		21	230
Total		270	2,918

Measured on a NIA



Further Information

Available from Sole Letting Agents Savills

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Savills.ie

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