

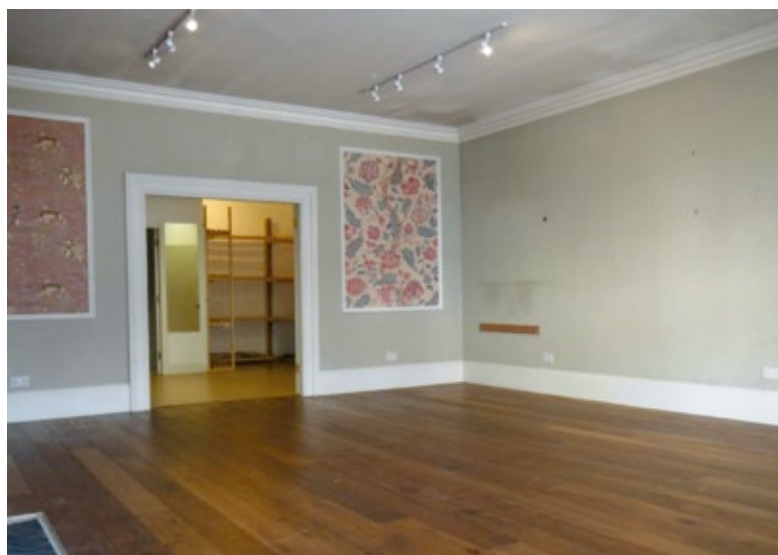
PHARMACY OPPORTUNITY

## UNIT 2 ST. PATRICK'S WOOLLEN MILLS, DOUGLAS, CORK



021-427 5079

- Approx. 119 sqm (1,280 sqft).
- Prominent positioning at the entrance to the established Douglas Woollen Mills commercial park with high levels of passing traffic.
- Located in Douglas Village adjacent to Douglas Village Shopping Centre & Tesco with convenient access to the South Ring Road and Cork city centre.
- Suitable for a variety of uses including a Pharmacy.
- Good parking facilities.



**LOCATION**

The property is situated in a high profile mixed commercial park in the suburb of Douglas approximately 4km south east of Cork city centre on the west side of West Douglas Street and immediately west of Douglas village. The property benefits from its location at the entrance to the commercial park and frontage onto Douglas West Street which has convenient access to the N25 South Ring Road.

Neighbouring occupiers in the park include Douglas Medical Centre, ACME Blinds, Celtic Interiors, Paint Depot and On The Pigs Back Café.

**THE PROPERTY**

The property comprises a self-contained commercial unit with front and side access. The property is mainly open plan with toilets incorporated to the rear. Internally the unit is fitted with timber flooring, feature ceiling and fitted lighting.

**RENT**

€25,000 per annum exclusive.

**LEASE**

New lease available.

**ACCOMMODATION**

Description	Sqm	Sqft
Retail	119	1,280

**BER INFORMATION**

BER: Exempt.

**FURTHER INFORMATION / VIEWING**

Strictly by appointment with the sole letting agent Lisney.

For further information please contact:

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Ref: CKRRV1023

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