

PRIME RESTAURANT/CAFÉ OPPORTUNITY UNIT 5, THE ELYSIAN, CORK CITY



021-427 5079

- Prominent corner location on the landmark Elysian development.
- Restaurant/café opportunity ready for tenant fit out.
- Open plan ground and mezzanine floor with outside seating available.
- Over 200 occupied apartments at the Elysian and commercial occupiers include Aldi, Affidea and Skyworks Solutions.
- Adjacent to One Albert Quay and City Hall.



LOCATION

Superb location in Cork city centre just off the South Link Road with a high profile presence to Eglinton Street and Port Lane, with office and residential occupiers dominating in the area.

DESCRIPTION

Comprising a self-contained restaurant/café premises with an open plan ground floor area and kitchen and prep area off. The mezzanine floor provides further restaurant seating with staff and storage areas off. There is an attractive full height glazing in the main restaurant areas and outside seating potential also. Onsite customer car parking available.

ACCOMMODATION

Floor	Description	Sqm	Sqft
Ground	Restaurant/café, kitchen and toilets	152.6	1,642
Mezzanine	Restaurant staff and stock areas	48.78	525
	Total	201.38	2,167

GUIDE RENT

€50,000 per annum exclusive.

LEASE

New lease available.

RATEABLE VALUATION

€175.00*

*To be multiplied by the annual rate of valuation for commercial rates payable

BER INFORMATION

BER: B3.

BER No: 800002347.

EPI: 995 kWh/m²/yr.

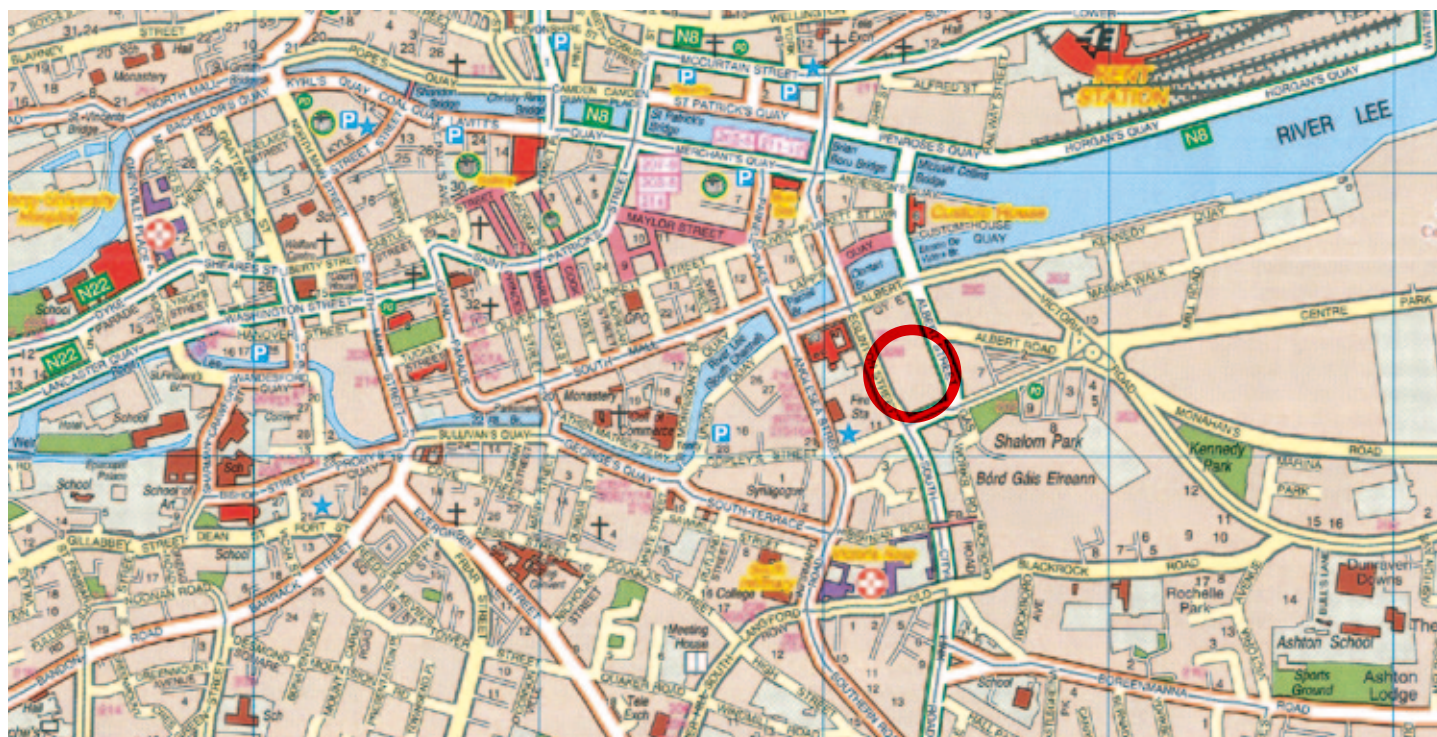
FURTHER INFORMATION / VIEWING

Strictly by appointment with the sole letting agent Lisney.

For further information please contact:

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