

TO LET | Ground Floor Commercial Unit

POWER
PROPERTY

Limerick | Galway | Athlone

Ground Floor Commercial Unit at Croom Primary Care Centre, Croom, Co. Limerick, V35 XT25

Ground Floor Commercial Unit



BER B1

Ground Floor Commercial Unit (741 Sq. Ft.)

- New ground floor commercial unit (741 Sq. Ft) with own door access situated within the purpose built Croom Primary Care Centre.
- The unit is ready for tenant fit out.
- Flexible lease terms available.
- Occupiers within Croom Primary Care Centre include the HSE and Zest Pharmacy.

ENQUIRIES TO



Ben Fitzgerald
+353 61 318 770
ben@ppg.ie
PSR: 001297-008902

T +353 61 318 770

Find out more online at ppg.ie

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LOCATION

This unit is situated within the newly constructed purpose built Croom Primary Care Centre, which is situated on the outskirts of Croom, Co. Limerick, in close proximity to the Croom Orthopaedic Hospital. Notable medical/healthcare providers within the Croom Primary Care Centre include the HSE and Zest Pharmacy.

The subject property is located in Croom, a satellite village which is approximately 20 minutes by car to the south west of Limerick City centre and approximately 20 minutes by car to the north of Charleville, Co. Cork.

DESCRIPTION

This property comprises a ground floor self-contained unit within Croom Primary Care Centre which benefits independent access. The unit is rectangular in shape and extends to approximately 741 sq. ft (68.85 sq. m) Gross Internal Area (GIA).

Internally, this unit comprises non-slip floor covering, plastered and painted walls, suspended acoustic ceiling tiles with inset lighting and is ready for tenant fit out. We further note that this unit benefits an abundance of natural light, due in part, to the floor to ceiling glazing to the side of the unit. This unit is ideally suited for healthcare/medical use. The primary care centre also benefits a significantly sized communal demarcated car park.

ACCOMMODATION

Description:	Use	Area (sq. metres)	Area (sq. feet)
Ground Floor	Commercial	68.85	741
Total:		68.85	741



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LEASE

Flexible lease terms available.

BER RATING

BER B1

BER No: 800765703

EPI: 146.13 kgCO₂ /m²/yr0.59

VAT

Please note that the rent is exclusive of VAT

QUOTING RENT

Details Available on Application

VIEWING

Strictly by appointment with the sole agents Power Property

ENQUIRIES TO

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