

# TO LET

## RETAIL & OFFICE

AT

### 15 MAIN STREET, DUNDRUM, DUBLIN 14.



#### LOCATION

The property is situated in Dundrum Main Street, approximately 10km from Dublin City Centre. Dundrum has become a major commercial centre with Dundrum Town Centre development and Dundrum Village Centre as well as being surrounded by a large desirable residential catchment. The area is well serviced by Dublin Bus routes and the Luas, and is close to the junction 13 of the M50.

Adjoining occupants include The Dundrum Village Charity Shop & UN Sports Nutrition. Nearby occupants include Permanent TSB, AIB, EBS, Dundrum Credit Union & Lidl.

**F.J. Frisby**  
**& Associates**  
Commercial Property Specialists



## DESCRIPTION

Unit 15 Main Street Dundrum is an end of terrace two storey commercial building comprising a dual fronted retail unit at ground floor level and bright modern offices to the rear of the ground floor and at first floor level.

The property benefits from a separate side access door to the property and a small rear yard.

ACCOMMODATION	APPROX Sq.M	APPROX Sq.Ft
Ground Floor	64	688.89
First Floor	64	688.89
<b>TOTAL GROSS FLOOR AREA</b>	<b>128</b>	<b>1,377.78</b>



## TO LET

Long or short Term lease available

## SERVICES / GENERAL

Fully Fitted Retail and Office Space  
Electric Shutters to the front  
Electric storage heaters throughout  
Toilet & Kitchenette facilities

## Inspection

Strictly by Prior Appointment Only

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