

Site 522
Greenogue Business Park
Rathcoole
Co. Dublin

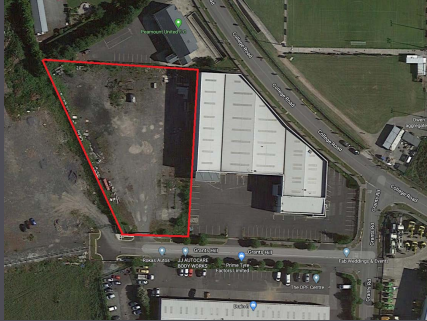
INDUSTRIAL
SITE



- Prominent industrial site measuring 1.23 acres
- Hardcored and level with road frontage of 35m
- Zoned Objective EE "enterprise and employment"
- Ideal for warehouse or office use



Location Map (reference only)



LOCATION

The subject site is located along Grants Hill off Grants Road in Greenogue Business Park. Greenogue and Aerodrome Business Parks are one of Ireland's biggest industrial campus (C. 350 acres). It is an important commercial and services centre for the region, comprising a mix of modern industrial, warehousing and manufacturing facilities.

The campus is well laid out and professionally managed with 24/7 on-site security. There is now over 300 companies located between Greenogue and Aerodrome business parks including Fannin Healthcare, Lucy Transport, Bank Of Ireland, Aska Sykes Limited, Zeus Packaging, Emo Oil, Dyson, Liebherr, McCambridge Fine Foods and Univar.

ZONING

Zoned Objective EE "Enterprise and Employment" in 2016 to 2022 South Dublin Development Plan

TOWN PLANNING

There are no current planning permissions on the subject lands presently.

SERVICES

All services are adjacent to the lands.

BER

N/A

ADDITIONAL INFORMATION

- Ideal for a range of office or warehouse uses
- Suitable for head office as it is located at a busy junction
- Unique opportunity to acquire a site of this nature

VIEWING

Strictly by appointment with sole selling agent.

CONTACT

For more information and inspection, please contact Garvan Walsh at Kelly Walsh Property Advisors & Agents on 01 664 5500 or email garvan@kellywalsh.ie



KELLY WALSH
property advisors & agents

PSRA Licence No: 002885

www.kellywalsh.ie



These particulars are issued by Kelly Walsh on the understanding that any negotiations relating to the property are conducted through them. While every care is taken in preparing them, Kelly Walsh, for themselves and for the vendor/lessor whose agents they are, give notice that: (i) The particulars are set out as a general outline for guiding potential purchasers/tenants and do not constitute any part of an offer or contract. (ii) Any representation including descriptions, dimensions, references to condition, permissions or licences for uses or occupation, access and any other detail are given in good faith and are believed to be correct, but any intending purchaser or tenant should not rely on them as statements or representations of fact but must satisfy themselves (at their own expense) as to their correctness. (iii) Neither Kelly Walsh nor any of its principals or employees have any authority to make or give any representations or warranty in relation to the property.