



Martin Kelleher
PROPERTY

Property Sales, Lettings
Property Management
Valuations & BER's



For Rent – Unit 2, Clogheen Business Park, Clonakilty, Co. Cork P85 RF77

Main Points:

- c. 3200 ft² over 2 floors
- Raised floor to facilitate access for services, broadband, Cat 5, cabling, etc.
 - Impressive building façade with fully landscaped grounds
- Two separate entrances for customer and commercial/delivery
- Dropped ceilings and Dual water supply (mains and private)

PSR No. 001102

Rent € 1,000 pcm

A: Faxbridge Roundabout, Clonakilty, West Cork
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www.martinkelleher.ie





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This is a modern built high specification commercial unit extending to c. 3200 ft² over two floors. Clogheen Industrial Park is located on the outskirts of the town centre just off the busy bypass road N71. All modern services are connected as you would expect from a building of this calibre incl. Broadband, Cat 5 wiring, 3 phase power etc.



Directions

Type Eircode P85 RF77 into smart phone for exact driving directions.



Important Notice/Disclaimer

Martin Kelleher Property for themselves and for the vendors or lessors of the property whose agents they are, give notice that: The particulars are set out as a general outline for the guidance of intending purchasers or lessees, and do not constitute part of, an offer or contract. All descriptions, dimensions, references to condition and necessary permissions for use and occupation, and other details are given in good faith and are believed to be correct, but any intending purchasers or tenants should not rely on them as statements or representations of fact but must satisfy themselves by inspection or otherwise as to the correctness of each of them. No person in the employment of Martin Kelleher Property or the vendors has any authority to make or give representation or warranty whatever in relation to this development. We have not carried out a structural survey and the services, appliances and specific fittings have not been tested. All photographs, measurements, distances, maps and floor plans referred to are given as a guide only and should not be relied upon for the purchase of carpets, curtains, or any other fixtures and fittings. Lease details, service charges, title and ground rent, rates, if applicable should be checked by your solicitor prior to exchange of contracts.

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