

To Let

Excellent Retail Opportunity

Unit 6, GPO Arcade, Dublin 1



 hwbc

- ❖ High Profile retail unit location within the GPO Arcade
- ❖ Ground floor retail of 51.5 sq.m.
- ❖ Mezzanine of 36.2 sq.m.
- ❖ Adjacent occupiers include Tiger, Art of Coffee, JD Sports, Subway & City News
- ❖ Would suit a wide variety of uses including coffee shop/ restaurant (SPP)

Location

The unit is located in the GPO Arcade which is an enclosed shopping Mall linking Henry Street with Princes Street North. Immediate occupiers in the north city area include Penneys, Clerys, Arnotts, Zara, H&M & A-Wear.

Description

This unit is located in the GPO Arcade, accessed directly from Henry Street and Prince's Street North. Adjacent occupiers include Tiger, Art of Coffee, JD Sports, Subway & City News.

BER

Property is BER exempt

Rates

We are advised that the 2015 local authority rates are €10,521.60

Services Charge

We understand that the services charge is €3,000 pa

Rent

On application to the sole letting agents.

Viewing

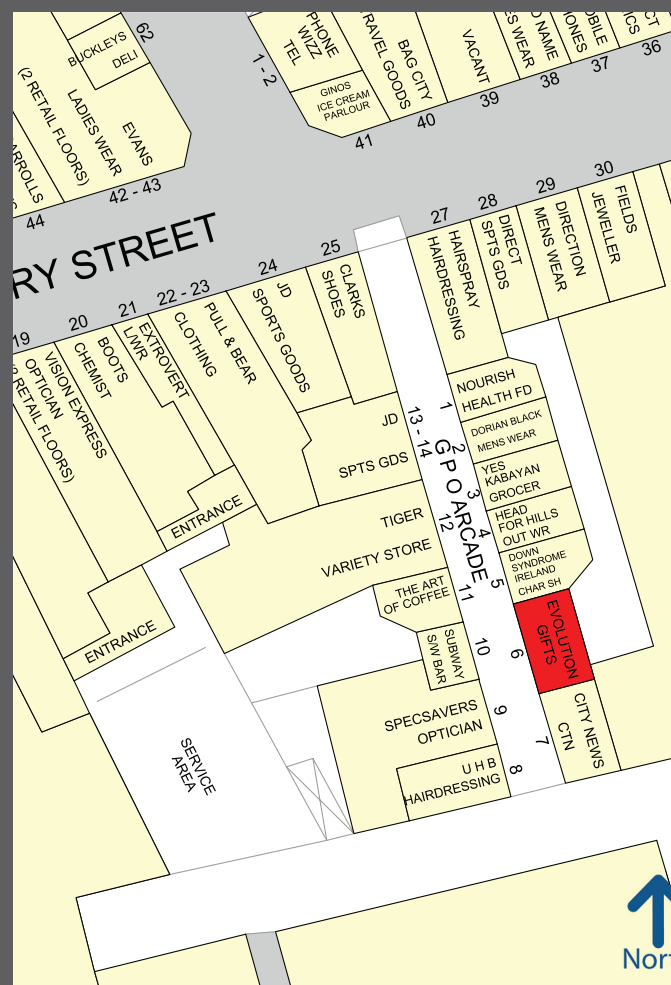
Strictly by appointment only with the sole selling agent

Accommodation (Net Internal Floor Area)

Floor	Use	Sq.m
Ground	Retail	51.46
Mezzanine	Stockroom	36.23
Total		87.69

All intending purchasers/tenants are specifically advised to verify the floor/site areas and undertake their own due diligence.

Goad Plan GPO Arcade, Dublin 1



For further details please contact:

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