

RETAIL LISTING

SEPTEMBER 2017


Understanding
an **increasingly**
international
retail market...







Gavin Brennan
Associate Director
B.Sc (Surv)
MSCSI, MRICS










Kieran Curtain
Chartered Surveyor
B.Sc (Surv)
MSCSI, MRICS





PROPERTY	SIZE/LEASE	RENT/SALE PRICE	DESCRIPTION	CONTACT 01 775 0500
	To Let	Various	Rent on Application	<p>Blackpool has the attraction of scale representing a major retail offering. It comprises a Shopping Centre plus a large partly open use Retail Park.</p> <p>Gavin Brennan gbrennan@hwbc.ie</p> <p>Kieran Curtin Kcurtin@hwbc.ie</p>
	To Let	Various	Rent on Application	<p>Douglas Court Shopping Centre has a total of 59 units and 13.55 acres of space and provides approximately 950 free car parking spaces. The anchor is Dunnes Stores; other retailers include Next, New Look, Kilkenny Design, Carraig Donn, Costa Coffee, O'Brien's Wines, Boots.</p> <p>Gavin Brennan gbrennan@hwbc.ie</p> <p>Kieran Curtin Kcurtin@hwbc.ie</p>
	To Let	Various	Rent on Application	<p>The scheme is anchored by one of the largest Tesco stores in Ireland and features over 30 other retail units, plus a food court. There is an excellent range of shops and services including Eason, Gamestop and Boots.</p> <p>Gavin Brennan gbrennan@hwbc.ie</p> <p>Kieran Curtin Kcurtin@hwbc.ie</p>
	To Let	Various	Rent on Application	<p>Dundalk Retail Park is a high profile retail warehouse scheme situated on the inner relief road approximately 3 km from Dundalk Town Centre. The scheme comprises 20 retail warehouse units and is anchored by Woodies DIY. Additional retailers include Argos, Currys, Halfords, Maplin, Homestore + More, Heaton's and Smyths Toys.</p> <p>Gavin Brennan gbrennan@hwbc.ie</p> <p>Kieran Curtin Kcurtin@hwbc.ie</p>





PROPERTY	SIZE/LEASE	RENT/SALE PRICE	DESCRIPTION	CONTACT 01 775 0500
	To Let The Mill Shopping Centre, Clondalkin, Dublin 22	Various	Rent on Application The Mill Shopping Centre is located approximately 10 km West of Dublin city centre beside the N4 and Long Mile Road. It is within walking distance of Clondalkin's Main Street. The Centre is anchored by Dunnes Stores with 33 additional retail units to include An Post, Boots, Lloyds Pharmacy, Euro 2 etc.	Kieran Curtin kcurtin@hwbc.ie Gavin Brennan gbrennan@hwbc.ie
	To Let Bloomfields Shopping Centre, Dun Laoghaire, Co. Dublin.	Various	Rent on Application Bloomfields Shopping Centre comprises an enclosed mall and separate external ground floor retail units. The Centre is anchored by Tesco, a car park with 550 spaces and IMC Cinema (13 screens and 2,000 seats). The Centre has a strong tenant line up with occupiers such as Boots, Dealz, Vero Moda, Jack & Jones, Argos and Vodafone.	Kieran Curtin kcurtin@hwbc.ie Gavin Brennan gbrennan@hwbc.ie
	To Let Kilbarrack Shopping Centre, Kilbarrack, Dublin 5	Various	Rent on Application Kilbarrack is situated on the north side of Dublin and is located approximately 8 km from Dublin city centre. The Centre is anchored by Tesco. Retailers include Ladbroke's, More 4 Less, Lloyds Pharmacy, Pizza Hut.	Kieran Curtin kcurtin@hwbc.ie Gavin Brennan gbrennan@hwbc.ie
	To Let The CHQ Building, IFSC, Docklands, Dublin 1.	55 – 1,295 m ²	Price on Application The CHQ enjoys a high profile location in the heart of the IFSC, overlooking the River Liffey and George's Dock. Existing occupiers include Louis Copeland, Carphone Warehouse, Starbucks, Fran & Jane & Ely Wine Bar.	Kieran Curtin kcurtin@hwbc.ie Gavin Brennan gbrennan@hwbc.ie

PROPERTY		SIZE/LEASE	RENT/SALE PRICE	DESCRIPTION	CONTACT 01 775 0500
	To Let The Bridge Centre, Tullamore, Co. Offaly.	Unit 24 69.67 m ² Unit 1A 37.16 m ²	Rent on Application Rent on Application	The Bridge Centre is a successful regional shopping centre comprising over 6,317 m ² which includes a 4,273 Dunnes Stores and 24 ground floor retail units, cinema and 350 surface level parking spaces.	Kieran Curtin kcurtin@hwbc.ie Gavin Brennan gbrennan@hwbc.ie
	To Let Showgrounds Shopping Centre, Clonmel, Co. Tipperary	Various	Rent on Application	The Showgrounds Shopping Centre which extends to 11,813 m ² comprises 29 retail units and provides 360 free car parking spaces. Occupiers in the scheme include Marks & Spencer, TK Maxx, Edinburgh Woolen Mills etc.	Gavin Brennan gbrennan@hwbc.ie Kieran Curtin kcurtin@hwbc.ie
	To Let Suite 1, The Elysian, Cork	1,204 m ²	Rent on Application	High quality fully fitted office space available to let on flexible terms. Space fitted out to a high standard with raised access floors, suspended ceilings, air conditioning, full restroom facilities, reception, carpet floors, plastered and painted walls. Parking available.	Gavin Brennan gbrennan@hwbc.ie Kieran Curtin kcurtin@hwbc.ie
	Let ACC Kilmartin N6 Centre, Athlone, Co. Westmeath.	166 m ²	Rent on Application	Office suite at N6 Centre, Kilmartin Co Westmeath. The demise comprises a floor area of approximately 1,787 sq.ft. it is fitted out to a high standard. Service charge is approximately €3,400 p.a. The rates are approximately €4,059 p.a.	Gavin Brennan gbrennan@hwbc.ie

PROPERTY	SIZE/LEASE	RENT/SALE PRICE	DESCRIPTION	CONTACT 01 775 0500
	For Sale Shamrock Chambers, 59-61 Dame Street & 1-2 Eustace Street, Dublin 2	1,383.81m ²	Price on Application Excellent high-profile Dublin 2 location. Substantial 1,383.81 sq m (14,895.19 sq ft) building with excellent visibility from South Great George's Street and College Green. Adjacent to Temple Bar. Currently producing €123,400 p.a. Upper floors substantially vacant offering refurbishment/redevelopment potential. Existing tenants not affected by sale.	Sharon Walsh swalsh@hwbc.ie Gavin Brennan gbrennan@hwbc.ie
	Reserved 21 Upper Liffey Street, Dublin 1.	Ground Floor 72 m ² Overall floor area of 141.8m ²	Rent on Application The property occupies a high profile position on Upper Liffey Street, less than 50 meters from Mary Street / Henry Street. High profile mid terraced retail building. Located on the western side of Upper Liffey Street close to Mary Street / Henry Street. Adjacent / neighbouring occupiers include Marks & Spencer, Insomnia Coffee Company, Arnotts, the Camera Centre and Aldo.	Gavin Brennan gbrennan@hwbc.ie Sharon Walsh swalsh@hwbc.ie
	To Let Unit 6, GPO Arcade, Dublin 1.	Ground floor retail of 51.5 m ² Mezzanine of 36.2 m ²	Rent on Application High profile retail unit is located in the GPO Arcade, accessed directly from Henry Street and Prince's Street North. Would suit a wide variety of use including coffee shop / restaurant. Adjacent occupiers include Tiger, Art of Coffee, JD Sports, Subway & City News.	Gavin Brennan gbrennan@hwbc.ie Sharon Walsh swalsh@hwbc.ie

PROPERTY	SIZE/LEASE	RENT/SALE PRICE	DESCRIPTION	CONTACT 01 775 0500
	To Let Unit 22, The Bridge Centre, Tullamore, Co. Offaly.	91.70 m ² Rent on Application	The Bridge Centre is a successful regional shopping centre comprising over 60,000 sq ft of retail space including a 48,000 sq ft Dunnes Stores. It includes 24 ground floor retail units, a first floor feature restaurant, a cinema and 350 surface level parking spaces. Unit 22 comprises 91.70 sq m (987 sq ft) and is located close to the entrance from Bridge Street / High Street.	Sharon Walsh swalsh@hwbc.ie
	To Let Unit 113-115, Cabra Road, Cabra, Dublin 7.	156 m ² Rent on Application	The property is a well-configured end-of-terrace retail unit, suitable for subdivision. It is fitted-out with plastered and painted walls part-plastered/part suspended ceilings, tiled floors and timber shop front with roller shutters. Located on the northern side of Cabra Road Dowth Avenue and Imaal.	Gavin Brennan gbrennan@hwbc.ie Sharon Walsh swalsh@hwbc.ie
	To Let by Assignment or Sub Letting Unit 2, Kellyville Shopping Centre, Portlaoise, Co Laois.	196.20 m ² Rent on Application	The property comprises the ground floor only of a 2-storey mid terrace retail and office mall with good frontage onto Lyster Square.	Gavin Brennan gbrennan@hwbc.ie Sharon Walsh swalsh@hwbc.ie
	For Sale Unit 14-16, Lower Kilmacud Road, Stillorgan, Co. Dublin.	236 m ² Price on Application	The property comprises a detached 2-storey split-level building. A rear yard provides parking for 10 cars with access off the Lower Kilmacud Road adjacent to Ladbrokes. The property is let to Irish Life and Permanent PLC, t/a Permanent TSB.	Gavin Brennan gbrennan@hwbc.ie Sharon Walsh swalsh@hwbc.ie

PROPERTY	SIZE/LEASE	RENT/SALE PRICE	DESCRIPTION	CONTACT 01 775 0500
	For Sale by Private Treaty 257.5 m ² 17 North Earl Street, Dublin 1.	Guide Price €1,650,000	High profile mid-terraced retail building. Located on the north side of North Earl Street between O'Connell Street and Marlborough Street. Retail occupiers in the vicinity include Cleary's Department Store, Boyers and Dunnes Stores.	Gavin Brennan gbrennan@hwbc.ie
	For Sale 127 m ² 22 Bachelors Walk, Dublin 1.	Price on Application	The property comprises an end of terrace corner ground floor retail unit. The property enjoys frontage to Bachelors Walk and return frontage to Litton Lane. The property is let to Ballsbridge Groceries Limited.	Gavin Brennan gbrennan@hwbc.ie Sharon Walsh swalsh@hwbc.ie
	Restaurant Opportunity – To Let 213 m ² Unit 5, Excise Walk, IFSC, Dublin 1.	Rent on Application	The property is located on the west side of Excise Walk in the heart of the IFSC. Adjoining occupiers include Mark & Spencer Simply Food, Milano, AIB, National College of Ireland and The Clarion Hotel.	Gavin Brennan gbrennan@hwbc.ie Sharon Walsh swalsh@hwbc.ie
	For Sale 141.2 m ² 105 Upper Trees Road, Mount Merrion, Co Dublin.	Price on Application	The property comprises a two story mid terraced building with retail on the ground floor and office use on the first floor which has independent access. The ground floor is fitted out and used as a pharmacy while the first floor is used for physiotherapy. There is layby parking to the front of the parade. The entire property is let to PMK Pharmacy.	Gavin Brennan gbrennan@hwbc.ie Sharon Walsh swalsh@hwbc.ie

PROPERTY	SIZE/LEASE	RENT/SALE PRICE	DESCRIPTION	CONTACT 01 775 0500
	For Sale 23 Dunville Avenue, Ranelagh, Dublin 6.	2 Retail Units: 39.95 m ² 41.37 m ² 4 Residential Units: 1 bed - 37.16 m ² 2 beds - 48.49 m ²	Price on Application The property comprises 2 ground floor lock up shop units with separate access to 4 residential units on the first and second floors. Adjoining occupiers include Morton's, Dunville Pharmacy, Best of Italy & Brechin Wine Shop.	Keiron Diamond kdiamond@hwbc.ie Gavin Brennan gbrennan@hwbc.ie
	To Let 47 Grafton Street, Dublin 2.	Ground Floor 81.7 m ² Ancillary 203.6 m ²	Rent on Application The property is located on Grafton Street, Dublin's premier retail street. It comprises a four storey over basement mid terrace building. The ground floor provides for open plan retail. Neighbouring occupiers include Ted Baker, Only, Sisley, Disney, Dunnes Stores etc.	Sharon Walsh swalsh@hwbc.ie Gavin Brennan gbrennan@hwbc.ie
	To Let Unit 13, The Bridge Centre, Tullamore, Co. Offaly	108.6 m ²	Rent on Application The unit comprises approximately 108.6 m ² (1,169 ft ²) and is located between Henry & Mullins Opticians and Trax at the car park entrance of the scheme. Additional occupiers in The Bridge Centre include Dunnes Stores, Pulse Accessories, Dolans Pharmacy, Vodafone and Holland and Barrett.	Sharon Walsh swalsh@hwbc.ie Gavin Brennan gbrennan@hwbc.ie
	For Sale by Private Treaty Units 1, 2 & 3, -56, Main Street, Swords, Co. Dublin.	Various units	Price on Application The properties are located on the western side of Main Street Swords, adjacent to the junction with St Coleille's Court. Adjacent occupiers include Euro Giant, Mizzoni Pizza, Boyle Sports and Ulster Bank.	Gavin Brennan gbrennan@hwbc.ie Keiron Diamond kdiamond@hwbc.ie

Disclaimer: Messrs. HWBC Limited t/a HWBC and for the vendors or lessors of this property whose Agents they are, give notice that:- (i) 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. (ii) All description, dimensions, references to condition and necessary permission 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, (iii) No person in the employment of HWBC Limited t/a HWBC has any authority to make or give any representative or warranty whatever in relation to this property.