

Excellent Café/Retail Opportunity

To Let

City Assembly House,
Coppinger Row, Dublin 2

HWBC 



- High-profile mid-terraced café/retail unit
- Planning permission for café/food use
- Excellent location on Coppinger Row close to South William Street and Clarendon Street
- Floor area of 104 sq m with potential for external seating
- Adjacent/neighbouring occupiers including Coppinger Row Restaurant, PYG Restaurant and Powerscourt Centre
- Rent €70,000 p.a. exclusive

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HWBC 

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Location

The property occupies a high-profile position on Coppinger Row, less than 20 meters from South William Street. The unit is highly visible from South William Street. Coppinger Row is a paved and pedestrianised street that links Clarendon Street and South William Street. It runs in an east-west direction from South William Street to Clarendon Street. It forms part of a busy pedestrian link between Grafton Street and South Great George's Street. Significant occupiers in the immediate vicinity include Powerscourt Townhouse, Grogan's Pub, Coppinger Row Restaurant and PYG Restaurant.

Description

The property comprises of a ground floor café/retail unit of 104 sq m. The unit is mainly shell and core with a shopfront and plastered ceilings. The unit has good frontage to Coppinger Row. It is suitable for a wide variety of café/retail uses.

Accommodation

(Net internal Floor Area)

Floor	Use	Sq M
Ground	Retail	104
TOTAL		104

We recommend that interested parties satisfy themselves as to the accuracy of the floor areas by measuring or otherwise.

BER Certification

BER: Exempt

BER EXEMPT

Rates

The Property has not yet been rated.

Rent

€70,000 p.a. exclusive

Viewing

Strictly by appointment only with the sole letting agents.

For further details please contact:

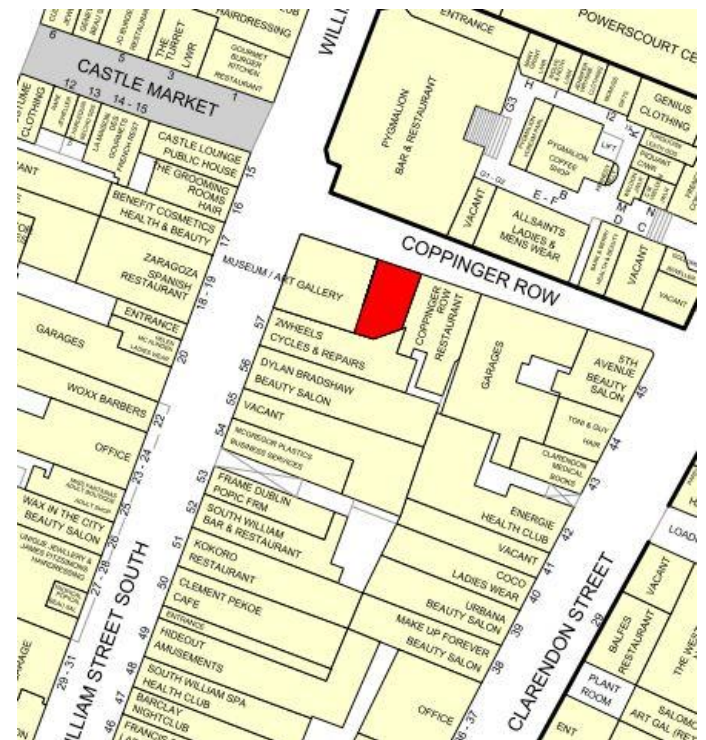


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GOAD Plan of Coppinger Row



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