

TO LEASE

Upper Floors, Hanover House,
South Main Street, Cork



Office Space

121.9 - 306.6 sq m (1,303 - 3,301 sq ft) approx.

Property Highlights

- City Centre Office Accommodation available on flexible lease terms
- Adjacent to Washington Street, South Mall and the Courthouse
- Combination of open plan and cellular office accommodation
- Recently refurbished Lobby Area
- Proposed event centre adjacent
- Adjacent car parking available

Contact

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The Location

The property is strategically located in Cork's Central Legal and Business District, adjacent to the recently refurbished Cork Court House.

It is two minutes walking distance from Patrick Street, Grand Parade and the South Mall, and benefits from all City Centre services. Public transport is readily available and Washington Street connects to the Western Road and Western Suburbs of Cork City.

Located in close proximity to:

- Washington Street
- Grand Parade
- Patrick Street
- South Mall
- Western Road
- North & South Main Street
- Ample Car Parking
- Public Transport Networks

Description

Comprising of Second and Third Floor Office accommodation incorporating canteen and toilet facilities. The second floor is fully open plan while the third floor is substantially open plan with three meeting rooms/private offices. Both floors have lift and stairs access from the entrance foyer.

Schedule of Accommodation

	sq m	sq ft
Second Floor	121.9	1,313
First Floor	184.7	1,988
Total	306.6	3,301

BER details

BER C2

Ber No. 800200347

Energy Performance Indicator: 475.11 kWh/m²/yr.

Lease Terms

Flexible Lease terms available.

Rental

On application.

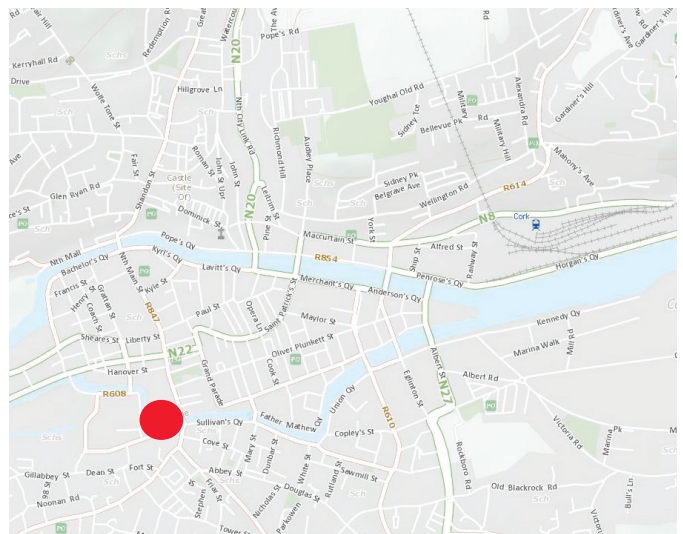
Viewings

View by appointment with the sole agents Cushman & Wakefield.



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Conditions to be noted: A full copy of our general brochure conditions can be viewed on our website at <http://www.sherryfitz.ie/terms> or can be requested from your local Cushman & Wakefield office. We strongly recommend that you familiarise yourself with these general conditions. PSRA Registration Number: 002607.