

**FOR SALE BY PRIVATE TREATY**

**St. Patrick's Street,  
Cork**



**Prime High Street Opportunity**

**104 sq m / 1,115 sq ft approx.**

**Property Overview**

- Entire building for sale with the benefit of vacant possession on St. Patrick Street, Cork's premier city centre retail location
- Suited to a variety of uses including retail, café or residential use subject to FPP
- Accommodation comprises three storeys over ground floor retail extending to approx. 104 sq m / 1,115 sq ft GIA
- Located on the western end of Patrick Street between Lifestyle sports and Lloyds Pharmacy on the Grand Parade, and opposite Waterstones
- Neighbouring occupiers include Lifestyle Sports, Lloyds Pharmacy, Waterstones, Boots, McDonalds, HomeSense, Spar & Bank of Ireland

**Contact**

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## Property Highlights

No. 63 St. Patrick Street is located on Cork's main shopping thoroughfare and is situated next to major retailers LifeStyle Sports, Boots, Waterstones, Spar and McDonalds. The building extends to approx. 104 sq m / 1,115 sq ft GIA over four storeys and is offered with the benefit of vacant possession. The property provides the opportunity for retail, residential or food and beverage uses, subject to planning permission. Suited to investors or owner occupiers alike.



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## Title

Long leasehold title from 25th March 1884

## BER details

BER F  
BER No 800844052  
Energy Performance Indicator: 1076.48 kWh/m<sup>2</sup>/yr

## Viewing

Strictly by prior appointment with the sole agents Cushman & Wakefield.

## Contact

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