CUSHMAN & WAKEFIELD

Block 5, Parkside, Belmayne, Dublin 13



TO LET

AMENITY UNIT

Property Highlights

- Ground floor amenity unit extending to approx. 80 sq. m. (861 sq. ft.).
- Excellent visibility and accessibility within Block 5 of the established Parkside development.
- Unit is in shell and core condition, suitable for community use.
- Located within a thriving residential community, benefiting from a strong and growing local catchment.
- Quoting Rent is available on application.

Property Description

- Parkside is a well-established residential development in Belmayne, Dublin 13, situated within a rapidly growing area of North Dublin. The scheme provides a modern, well-designed environment with a strong community focus and an expanding local population. The surrounding area offers a balanced mix of residential, retail, educational and leisure facilities, creating a vibrant and well-served neighbourhood.
- Nearby Clare Hall and Northside Shopping Centre provide a wide range of shops and services, complemented by local parks, schools and childcare facilities. The area also benefits from excellent leisure amenities, including Father Collins Park, Clontarf Golf Course and nearby coastal destinations such as Portmarnock, Malahide and Howth, all within a short drive.

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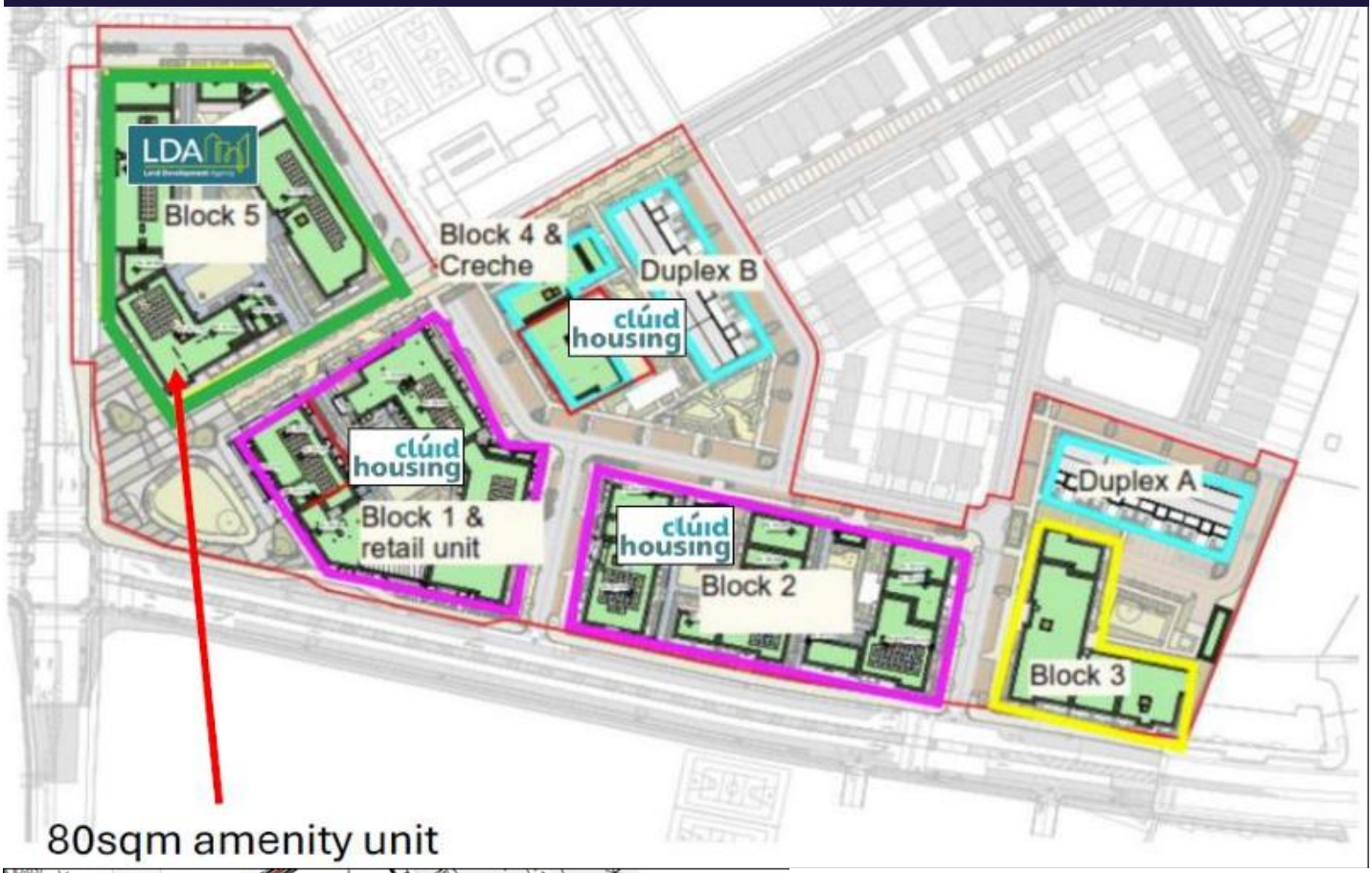




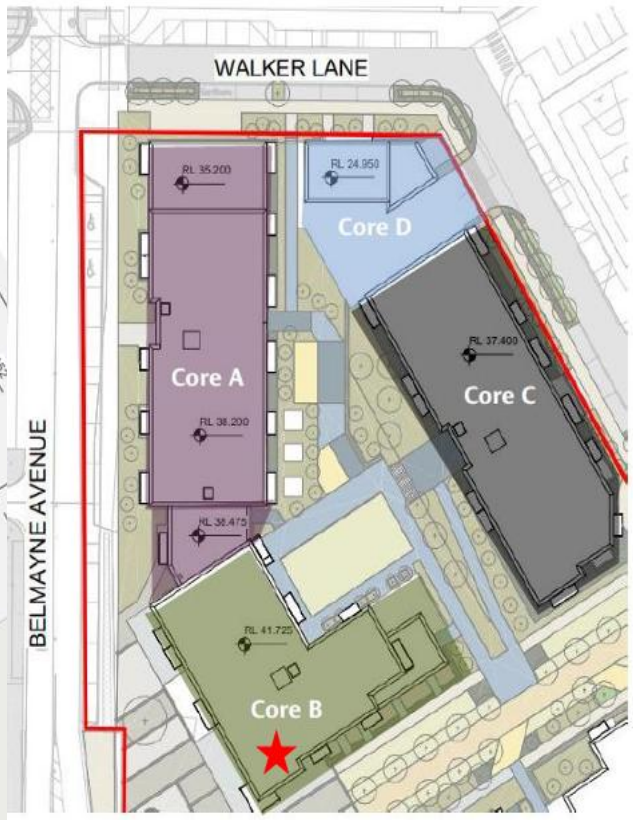
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Location

The area is well served by public transport, with Clongriffin DART station within close proximity, providing regular services to Dublin City Centre and along the wider coastal corridor, as well as access to commuter rail and Rosslare Europort services. Several Dublin Bus routes also operate throughout the area. Road connectivity is excellent, with convenient access to the M50 and M1 motorways, facilitating travel across Dublin and beyond. Dublin Airport is approximately 15 minutes' drive, while Dublin City Centre can be reached in approximately 25 minutes.

Schedule of Accommodation

Unit	SQM	SQFT
Amenity	80	861

Service Charge

The service charge is TBC.

Commercial Rates

The commercial rates are TBC.

Insurance

The insurance is TBC.

Quoting Rent

Quoting rent is available on enquiry.

BER: Exempt

LDA
An Ghníomhaireacht um Fhorbairt Talún
The Land Development Agency

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