

TO LEASE

Office Suite, Building 3,
University Technology Centre,
Curraheen Road, Cork



High Profile Office Premises
465 - 1,457 Sq M / 5,000 - 15,672 Sq ft approx.

Property Highlights

- Strategically located adjacent to the South Link Road, Curraheen Interchange
- Excellent profile to the Curraheen Road
- From 465 -1,457 Sq M (5,000 - 15,672 Sq Ft) 3rd Generation Office Accommodation
- Adjacent occupiers include Netgear, Arlo Technologies, 8 West Consulting, Red FM, Abtran
- Excellent designated on site Car Parking
- Attractive landscaped environment

Contact

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The Location

Cork with a population of 200,000 people is the Republic's second largest city and the premier commercial, retail, administrative and educational centre in the south. University Technology Centre is strategically located adjacent to the South Link Road, Curraheen Interchange approximately 5kms west of Cork City Centre. The business park is a superb environment with a mature landscaped site with generous car parking. Adjacent occupiers include Netgear, Arlo Technologies, 8 West Consulting, Red FM, Abtran with Cork Institute of Technology, University College Cork and Cork University Hospital in close proximity.

Description

Building 3 is a modern detached two storey, third generation, office building. The buildings within the park have a strong architectural design with open plan interior for maximum flexibility to facilitate all needs. The office suites are fitted out to a high specification including spacious entrance foyer raised access floors, suspended ceilings, recessed lighting, air conditioning throughout. The space is predominately open plan with canteen and toilet facilities contained within the unit.

Schedule of Accommodation

The accommodation and approximate floor areas are as follows;

Floor	Sq M	Sq Ft
Suite B	527	5,672
Suite C	465	5,000
Suite D	465	5,000
Total	1,457	15,672



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BER details

BER Rating: D1

BER Number: 800412546

Energy Performance Indicator: 549.83 kWh/m/yr

Lease Terms

On application

Rent

On application

Viewings

View by appointment with the sole agents Cushman & Wakefield.

