

FOR SALE

**Liberty Square, Thurles,
Co. Tipperary**



Liberty Square, Thurles, Co. Tipperary
544 sq m (5,853 sq ft)

Property Highlights

- Former Post Office situated in the thriving town of Thurles in Co. Tipperary
- Situated in a high-profile position on Liberty Square in the centre of the town.
- The building comprises a mid-terrace three-storey property with a rear yard
- Available with full vacant possession
- BER Rating: G

Contact

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The Location

Thurles is located in north Co. Tipperary and has a recorded population of 8,185 within the most recent 2022 census, making it the second largest town with the north of the county. Thurles acts as a market/retail hub for the surrounding hinterlands.

The subject property is located in Liberty Square in the heart of the town and has a strong presence at the centre on the town's main thoroughfare. Adjacent occupiers include, Tesco, Bank of Ireland and Ladbrokes.

Description

The subject property comprises of a mid terrace three-storey building located in Thurles Town Centre.

The ground floor of the property comprises of the former Post Office together with the sorting room, safe room, WC and large store area to the rear.

The upper floors consists of office accommodation in need of refurbishment. There is a laneway to side of the property which provides access to a rear yard.

Schedule of Accommodation

	sq m	sq ft
Ground Floor	331	3,559
First Floor	115	1,239
Second Floor	98	1,055
Total	544	5,853

Town Planning

Situated in an area zoned "Urban Core" under the Thurles Local Area Plan

BER details

BER Rating: G

BER Number: 800916983

Energy Performance Indicator: 102.61 kWh/m2/yr

Price

€250,000

Viewings

View by appointment with the sole agents Cushman & Wakefield.



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