

**PRIME RETAIL OUTLET**

**TO LET**

**(BY ASSIGNMENT)**

**1 LIBERTY SQUARE**



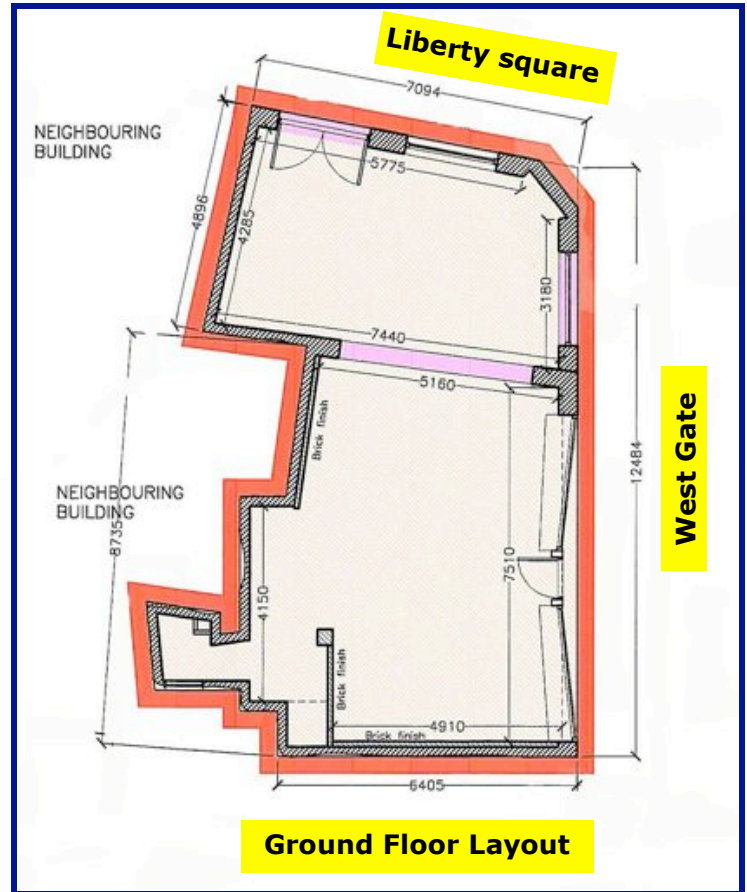
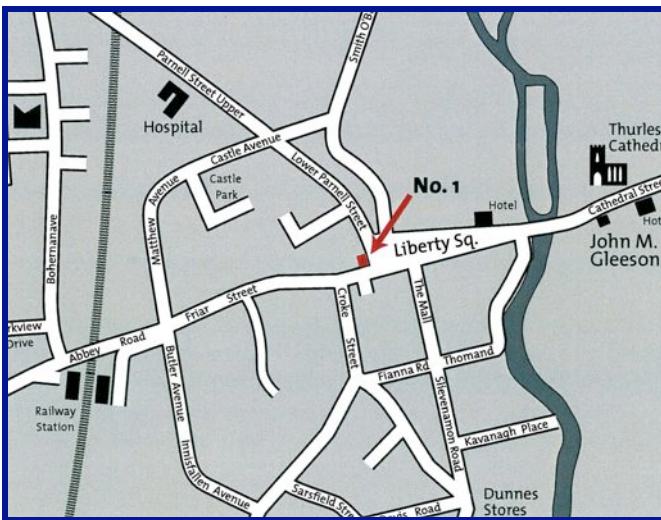
**HIGH PROFILE GROUND FLOOR UNIT**

## LOCATION / DESCRIPTION:

The subject property is situated in a prominent corner location on Liberty Square at its junction with Westgate in Thurles town centre. The property enjoys a pivotal, high profile town centre location suited to a range of commercial uses, subject to the necessary planning permission. Thurles is a progressive provisional town with large scale employers including Lisheen Mines, Dew Valley Meats, Campbell Foods, The Liam Carroll Group, etc. The Tipperary Institute and Tipperary Technology Park are also based in Thurles together with numerous legal and financial service providers.

## ACCOMMODATION:

The property comprises of a ground floor open plan shop / unit 81 sq. m with extensive window display and access on to Liberty Square and Westgate. Excellent high spec. fit out with carpet flooring, suspending ceilings, display lighting, air conditioning, toilet etc.



## FEATURES:

- \* Commercial / Retail use
- \* 81 sq.m net internal floor area
- \* Town centre location
- \* Substantial footfall
- \* Strategic junction/corner position
- \* High profile ground floor commercial premises
- \* Frontage on to Liberty Square & Westgate
- \* Extensive window frontage on two streets

## RENT & LEASE TERMS:

On application

## VIEWINGS:

Strictly by appointment with the sole agents, John M. Gleeson Auctioneers. Please contact Jonathan Gleeson at (087) 6888440 or Kevin Quilter at (087) 6174844



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